

FLORIDIAN ENCLAVE

QUICK MOVE-IN HOME

GATED COMMUNITY WITH LAWN CARE BY THE HOA

NO CDD FEES

CLOSING COSTS PAID*

Lot	Floorplan	Layout	Garage	Sq. Ft.	Availability*	Price*
8-40	Santa Fe A	3/2	2 car	1,982	45 days	\$305,900

Community Highlights:

- Ideally located on Amelia Concourse in Fernandina
- Convenient access to Amelia Island, historic Fernandina Beach and Jacksonville
- Excellent Nassau County schools
- Private community with gated entrance
- Lawn & landscape maintenance provided by the HOA
- Full lawn care including irrigation water, fertilization and lawn pest control provided by the HOA
- Low HOA dues and No CDD fees

Contact:

Michelle Kirkwood
at (904) 696-3483



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The Santa Fe A - lot 8-40
1,982 sq. ft. | 3 bd, 2 bathrooms



- Beautiful open-concept kitchen with island, granite countertops, tile backsplash, 30" cooktop with vented canopy hood, wall tower with microwave and oven & stainless steel appliances
- Large walk-in shower in the owner's bath
- Gorgeous plank tile flooring in the gathering room, dining room, hallways, kitchen, bathrooms, laundry room & foyer
- Tray ceilings in the dining room & gathering room
- Large covered back porch and front porch with paver overlay
- Paver driveway and walkway
- Programmable irrigation system with rain sensor

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**For more information, please contact
Mechelle Kirkwood at (904) 696-3483**



9/19/19 | CGC020880 | SEDA Construction Company | *Closing cost assistance may be provided to the buyer in the form of a combined credit from SEDA New Homes and American Home Funding. See agent for details. Price & availability subject to change without notice. Price in MLS supersedes prices listed herein. THIS PRICE IS VALID FOR 5 DAYS.



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