



CHAFIN
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More To Come Home to...
A Berkshire Hathaway Company

Silver Fox Reserve

Hall County • Oakwood, GA • Swim Club Community
From the \$300Ks

Welcome to Silver Fox Reserve

This is an intimate New Home Community in Oakwood, GA, located just minutes from I-985 about 45 minutes from Atlanta. This swim community offers 2 story plans with 4 and 5 bedrooms with options like enlarged showers, open lofts upstairs, and more.



Directions: I-85N, Exit I-985 Left. Exit Hwy 53 in Oakwood, go under the bridge. Go approximately 3 mile and turn left onto McEver Rd, go approximately 2 miles to a left into the community.



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This is subject to errors, omissions, and changes without notice.

Silver Fox Reserve

Site Plan



Cabana with Showers, Baths, and Outside Mail Kiosk

Amenities



Amenities:

- Swimming Pool
- Cabana (shown above)
- Baths
- Lounge Chairs & Tables
- Greenspace



This site map artistic rendering is provided for illustrative purposes only and is not intended to be a precise representation of the final subdivision and for marketing purposes. The images, designs, and features depicted in this rendering are conceptual and may be subject to change during the development process. The actual layout, dimensions, landscaping, and amenities of the subdivision may vary from what is shown in this rendering. The developer reserves the right to make modifications, alterations, or improvements to the subdivision without notice. All details, including but not limited to building placements, landscaping, and infrastructure, are subject to approval by relevant authorities. This rendering does not constitute a legal document, and potential buyers, investors, or interested parties are advised to refer to the final recorded plat, architectural plans, and legal descriptions for accurate and detailed information about the subdivision. Any reliance on the information provided in this artistic rendering is at the viewer's own risk. The developer, architects, and associated parties make no warranties, representations, or guarantees, expressed or implied, regarding the accuracy, completeness, or suitability of the information presented in this rendering. This disclaimer applies to both current and future versions of the rendering.

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Last Updated: 01/02/2023

What's Included in a Chafin Home

COMMUNITY

- SWIM & Sidewalk Community
- Single Family and Townhomes
- MINUTES TO I-985
- Professionally landscaped & sodded home sites (per builder discretion)

SMART HOME PACKAGE:

- "White Glove" Custom Set Up
- Echo Show 8"
- Ring Front Door Bell Camera
- Kwikset Smart Front Door Lock
- Smart Ecobee Thermostat Main Floor
- 2 Smart Light Switches

EXTERIOR QUALITY

- Traditional homes with brick, stone, shake accents, painted brick options, & concrete siding
- Patio or deck (per plan)
- Stamped garage doors with finished interiors
- 4 Lite Front Entry Door
- Aluminum prefinished gutters
- Weatherproof electrical outlet(s)
- Two exterior water faucets

INTERIOR QUALITY

- 9' smooth ceilings first floors (per plan)
- Elegant trim package with baseboards & crown molding
- Mud Rooms with valet and hooks (per plan)
- Coffered Ceiling in Great Room (per plan)
- Optional Upgrade: Fireplace in Great Room
- Primary Suite tray ceiling (per plan)
- 5 panel interior doors
- Satin nickel hardware, plumbing & lighting package
- Ceiling fan in Great Room and pre-wired/braced for one in Primary Suite
- Cable outlets RG6 in Great Room & Primary Suite
- Data outlets in Great Room & Primary Suite
- White ventilated vinyl clad closet shelving
- Laundry room with dryer vented outside
- Smoke detector(s) for family safety

KITCHEN

- 42" Flat panel kitchen cabinetry with crown molding & bar pulls and knobs as cabinet hardware
- Center Kitchen Work Island (per plan)
- Granite Countertops
- Pendant lights over kitchen island
- Ceramic Tile Backsplash
- Stainless Steel Whirlpool appliances: Free standing electric range, Multiple-cycle dishwasher, & Built-in Microwave
- Undermount Single bowl stainless steel sink with single lever faucet & convenient spray attachment
- Ice maker connection & Garbage disposal

LUXURIOUS BATHS

- Primary Suite's Bath: Glass framed enclosed fiberglass shower
 - Optional Upgrade to Garden tub
- Cultured marble sink all baths (per plan)
- Optional second sink upgrade in secondary baths with vanity's large enough to accommodate
- Cultured marble pedestal sink in half baths
- Fiberglass tub/shower combination in all full secondary baths
- Elongated commodes
- Mirrors over vanities in all baths

RESILIENT MODERN FLOORING

- Low maintenance EVP: entry foyer, powder room, great room, kitchen, breakfast, ALL BATHS, laundry room & breakfast (per plan, may vary slightly)
- Lush wall to wall carpeting in desi

ENERGY SAVING FEATURES

RIGHT CHOICE HOMES

- Low E Energy Saving Windows
- LED Traverse lights for energy efficient lighting
- Electric Furnace & 50 gallon water heater
- Zoned HVAC Programmable thermostat(s)
- Housewrap for moisture control

AWARD-WINNING WARRANTY

- First Year "Fit and Finish" Builder's Warranty
- 2-10 HomeBuyers Warranty®



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One Stop Financing

Get The Silverton Advantage



Closing Cost Incentives

Receive full incentives offered in all Chafin Communities with approved lender. If you use another lender, you no longer qualify for the incentives.

Smooth Closing Experience

Our Team has a decades long seamless working relationship with Chafin. Combine that with Silverton's high customer ratings, and you have a great closing experience..

Wide Range of Mortgage Options

Silverton Mortgage is a full service mortgage provider that offers a wide range of mortgage options: FHA, VA, Non-conforming, Portfolio and more. They add new programs daily.

Competitive Interest Rates

Silverton Mortgage offers market competitive interest rates. This ensures you lower closing costs and a lower overall cost of your mortgage.

It Will Not Affect Credit Score

Silverton Mortgage will pull your credit and it can still be pulled again by another lender without hurting your credit score if you do it within 30 days. See agent for more details.*

It is NO Obligation, Free & Easy

There is no obligation to use Silverton Mortgage. You can choose up until you are under contract which lender you prefer. It is free, easy, and takes about 10 minutes.

Getting Pre-qualified by Silverton is **your first step to buying a Chafin home.**

All loans are subject to credit approval. Vanderbilt Mortgage and Finance, Inc., dba Silverton Mortgage, 1201 Peachtree St NE, Ste 2050, Atlanta, GA 30361, 404-815-0291, NMLS #1561, (<http://www.nmlsconsumeraccess.org/>), AZ Lic. #BK-0902616, Licensed by the Department of Financial Protection and Innovation under the California Residential Mortgage Lending Act license, Licensed by the N.J. Department of Banking and Insurance, Licensed by PA Dept. of Banking, Rhode Island Licensed Lender. Licensing information: <https://silvertonmortgage.com/licensing/>.
*All information is believed accurate and is subject to change without notice. Equal Housing Opportunity. Clayton Properties Group, Inc., doing business as Chafin Communities, and Vanderbilt Mortgage and Finance, Inc., doing business as Silverton Mortgage ("Silverton") are each indirect, wholly owned subsidiaries of the same parent company. Because of this relationship, the referral of a customer by Chafin Communities to Silverton, may provide Chafin Communities and Silverton with a financial or other benefit.



The Chestnut



More to Come Home to...



2 Story

4 Bedroom / 3 Baths
Loft Up
Bedroom on Main

Optional 5th Bedroom
& 4th Bath
ILO Loft Up

Approx. 2,537 sq ft

VIEW Photos & 3D Virtual Tour ONLINE

These photos DO contain many upgrades, please see agent for prices.

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More to Come Home to...

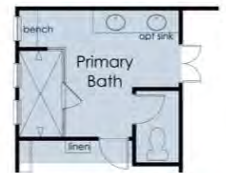
The Chestnut

2 Story / 4 - 5 Bedroom / 3 - 4 Baths / Loft Up / Approx. 2,537sf



Optional Primary Bath Layouts

Layouts vary per community, see agents for details.



Opt Primary Bath with Enlarged Shower



Opt Primary Bath with Shower & Tub



Opt Primary Bath with Shower & Linen

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The Hawthorn II



More to Come Home to...



2 Story
4 Bedroom / 2.5 Baths

Optional Loft Up
ILO 4th Bedroom

Approx. 2,309 sq ft

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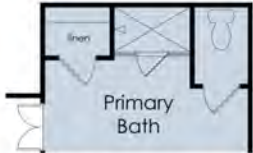
More to Come Home to...

The Hawthorn II

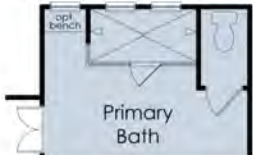
2 Story / 4 Bedroom / 2.5 Baths / Approx. 2,309sf

Optional Primary Bath Layouts

Layouts vary per community, see agents for details.



Opt Primary Bath with Shower & Linen



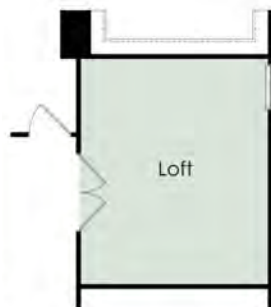
Opt Primary Bath with Enlarged Shower



Opt Primary Bath with Shower & Tub



Second Floor



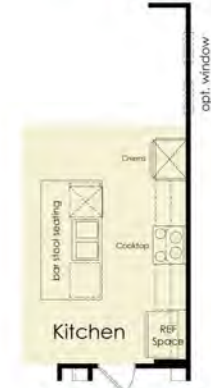
Opt Loft Up
ILO Bedroom



Opt Electric
Fireplace



Opt Traditional
Fireplace



Opt Gourmet
Kitchen



First Floor

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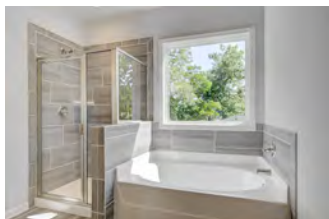
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The Hemlock II



More to Come Home to...



2 Story

Optional
4 Bedroom / 2.5 Baths
Or
3 Bedrooms with Loft Up
and 2.5 Baths

Approx. 2,331 sq ft

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More to Come Home to...

The Hemlock II

2 Story / 3 - 4 Bedroom / 2.5 Baths / Approx. 2,331sf



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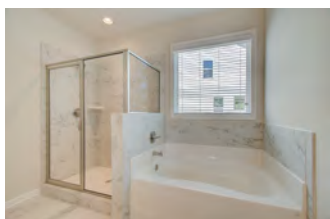
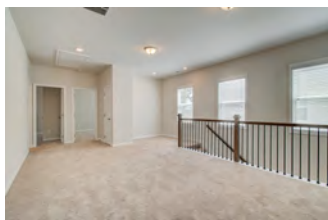
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The Holly



More to Come Home to...



2 Story

**5 Bedroom / 2.5 Baths
PRIMARY Suite on Main**

Optional 3.5 Baths

Approx. 2,589 sq ft

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More to Come Home to...

The Holly

2 Story / 5 Bedroom / 2.5 Baths / PRIMARY Suite on Main / Approx. 2,589sf



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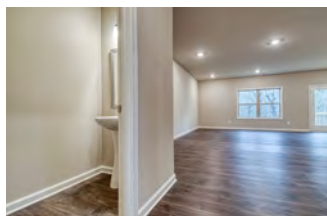
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The Pembroke



More to Come Home to...



2 Story
4 Bedroom / 2.5-3.5 Baths
All Bedrooms Up

Opt. 3rd BathUp
ILO of Walk-in Closet

Approx. 2,250 sq ft

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More to Come Home to...

The Pembroke

2 Story / 4 Bedroom / 2.5-3.5 Baths / Approx. 2,250 sf



First Floor



Opt. Designer Kitchen



Opt. Gourmet Kitchen

Optional Primary Bath Layouts

Layouts vary per community, see agents for details.



Opt Primary Bath with Tub



Opt Primary Bath with Shower & Linen



Opt Primary Bath with Enlarged Shower



Second Floor



Opt Bath

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