Forbes Capretto HOMES

Single Family

The Berkley

Cannon Woods

NEW HOME SPECIALIST
Call Us @ (716) 221-6413
sales@forbeshomes.com

Priced From

$824,900

5 Elevations Available

- 2,530+ Sq. Ft.
- 3 Bedrooms
- 2 Bathrooms
- 2 Car Garage

This ranch style home offers the convenience of elegant single-level living. The Berkley presents a convenient flow throughout the 2,473-square-foot plan. Designed with 3 bedrooms and 2 baths, this home offers versatility so you can shape it to your needs.

Step inside the foyer from your covered front porch and you're greeted by natural light that fills the open living area. The great room includes a fireplace with a full surround. Whether you want to get cozy or entertain a group, this open area gives you the relaxing atmosphere you want.

The Berkley's kitchen supports the joy of cooking! An oversized center island includes the sink and dishwasher, plus plenty of workspace and a breakfast bar that comfortably seats 4 people. The large pantry and custom cabinets add to the storage space.

The Berkley floor plan includes a formal dining room, adjacent to the kitchen. If formal dining isn't part of your lifestyle, think about the many other uses for this space—home office, library, exercise room, hobby studio, or media room, to name a few.

The placement of the 3 bedrooms has been carefully planned in The Berkley. The owner's suite occupies the back corner of the home, with the entry from the far side of the great room. From the large bedroom, step into the ensuite bath where you can enjoy both a soaking tub and separate shower. Customize the private spaces by adding a pocket door from the bedroom and another to enclose the toilet. The walk-in closet, accessed from the bathroom, is spacious enough to easily accommodate 4 seasons of your wardrobe.

The 2 secondary bedrooms are also placed to enhance privacy. A hall from the foyer leads to the bedrooms' entries and the full bath they share. Just off the foyer, the den is smartly situated near these bedrooms, so you could easily convert it to a fourth bedroom.

To make your household chores a bit more convenient, The Berkley's laundry room has 2 entrances—from the main living area and from the owner's walk-in closet.

As with every floor plan, Forbes Capretto Homes includes premium finishes and offers many ways to personalize

All square footage is approximate. Renderings are artist's conceptions and may vary slightly from the actual home. Homes may be built in reverse of plans shown, depending on site conditions. Minor architectural changes may be made occasionally at the option of the builder. Please contact your Sales Consultant for details.