Brunswick

1,692 - 2,330 Square Feet

2 - 4 Bedrooms

2.0 - 3.0

Priced From $440,900



Community Location: 8660 Hope Farm Ln, Mechanicsville, VA 23111

Features of this Community

- 55+ age restricted
- Low maintenance living
- New construction townhomes
- Convenient interstate access
- Nearby to shops, dining, hospitals, and more

Welcome to the newest low maintenance community in Hanover, VA. Brunswick is a 55+ age restricted new construction townhome community conveniently located in the heart of Mechanicsville. With it's close proximity to shops, dining, hospital, and interstates; Brunswick ensures that everything is within reach. Missing an ingredient for dinner? Just head to the local produce stand around the corner where you'll find the freshest in-season fruits, vegetables, herbs, and more. Featuring 1-and 2-story townhomes for sale with 2-car garages, first floor primary bedrooms, and just the right amount of space to fit your lifestyle. And living in a low maintenance community gives you more time with friends and family so you can focus on what matters most.

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Brunswick

Quick Move-Ins



8720 Hope Farm Lane
Mechanicsville, VA 23111
townhome
Homesite 21
The Lillie
1,692 2 2.0
$469,900



8677 Hope Farm Lane
Mechanicsville, VA 23111
townhome
Homesite 45
The Pearl
2,046 3 2.5
$509,913



8660 Hope Farm Lane
Mechanicsville, VA 23111
townhome
Homesite 36
The Pearl
2,046 3 2.5
$499,900



8656 Hope Farm Lane
Mechanicsville, VA 23111
townhome
Homesite 37
The Brady
2,330 3 3.0
$533,139

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Brunswick

Floor Plans



Lillie

1,692 2 - 3 2
Starting at

$440,900



Pearl

2,046 3 2.5
Starting at

$455,400



Brady

2,330 3 - 4 3
Starting at

$470,400

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Brunswick

Interactive Siteplan



Quick Move-ins Available Homesites Sold Model Home

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Included Features

BRUNSWICK AT HOPE FARM

Architectural Features:

- James Hardie fiber cement siding with accented brick. Rake and fascia with fully vented soffit at eaves, per plan
- Trim and garage doors to be white
- Concrete slab with builders standard brick

Exterior Features:

- Limited Lifetime Dimensional shingles with standing seam metal per plan/elevation
- Front door to be 3'-0" insulated fiberglass door, with transom and sidelight, per plan
- Two hose bibs
- OG shaped, aluminum gutters with aluminum downspouts and vinyl splash blocks
- Front stoop/porch to be broom finished concrete, per plan. Architectural columns installed per plan. Any rails to be black powder coated aluminum
- Broom finished concrete patio per home site, sized per plan. Brick stoop/steps if required per lot conditions
- 6 foot tall vinyl privacy fence panel between homes, per lot conditions

Streetscape Features:

- Unique exterior detailing
- Asphalt drive and broom finished concrete walkway
- Sod, irrigation, and landscapibg package per Primary Landscaping Plan
- Professionally pre-selected exterior color palette

Mechanical Features:

- 14.3 SEER rated HVAC system with a Programmable Thermostat on each floor. Natural Gas 1st floor and heat pump for 2nd floor (when applicable)
- Energy Efficient tankless gas hot water heater

Energy Efficient Home Features:

- White vinyl single-hung tilt low E windows with grids between insulated glass. Screens are included on all operational windows
- R38 blown and/or batt ceiling insulation
- Conditioned Sidewall - high density R15 fiberglass batt
- Air filtration package - building wrap, window flanges taped to house wrap, and interior of sole plate sealed to subfloor
- Duct blaster test to be conducted on all duct work

Interior Features:

- 6'-8" tall hollow core, 2 panel, smooth square top doors with satin nickel doorknobs
- Designer Ventilated closet shelving (per layout)
- Pre-Finished Laminate flooring in Foyer, Dining Room, Powder Room, Kitchen, Breakfast Nook, Butler's Pantry, Family Room
- Ceramic Tile in Primary Bath
- Vinyl in Full Baths, Laundry Room, and Finished Storage
- Carpet in all remaining areas
- 5-1/4" ogee base, picture frame 3-1/4" Colonial Casing on windows, doors and cased openings
- 9' ceilings on 1st floor, 8' ceilings on 2nd floor
- LED recessed lighting package, per plan
- Structured Wiring Package

Kitchen Features:

- GE Stainless Steel Appliance Package / electric smooth top range, microwave/hood & Energy Star dishwasher
- Granite countertops (Level 1)
- 42" tall Aristokraft Sinclair flat panel birch cabinets
- Stainless steel double bowl kitchen sink with single lever chrome faucet
- 1/2 HP garbage disposal

Bathroom Features:

- Primary Bath: 5' shower with fiberglass base, ceramic tile surround and glass shower enclosure. Double vanity with double lever chrome faucets
- Full Baths: 5' 1-piece gelcoat fiberglass tub/ shower combo (per plan). Double or single vanity(s) with double lever chrome faucets
- Granite countertops (Level 1)
- Elongated commodes

The Eagle Difference - Performance is the Eagle Standard:

- Eagle Advantage Home Warranty (10-year limited warranty)
- Pre-closing walk through
- 60 day and one year post-closing review

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EQUAL HOUSING OPPORTUNITY

Community Information
FOR BRUNSWICK AT HOPE FARM

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Area Amenities

Grocery Stores
Publix, Kroger, Food Lion, Aldi

Pharmacies
Walgreens, CVS, Publix Pharmacy, Harness Health Pharmacy, Colonial Pharmacy, Mechanicsville Drug Store

Malls and Shopping
Hanover Square, Hanover Square South, Bell Creek Commons, Hanover Village, Brandy Hill Plaza

Restaurants
Olde Towne Smokehouse, Mexico Restaurant, Charred Hanover, Bell Greek Hanover - More Than Greek, Pad Thai, Pizza & Beer of Richmond - Hanover, Marty's Grill, Giovanni's Pizza, The Giambancos Italian Grill, Chicken Salad Chick, Peking Restaurant, Roma Restaurant, Franco's Italian, Cracker Barrel Old Country Store, Outback Steakhouse, Chick-fil-A, The Patron Mexican, The Ville

Recreation
Gold's Gym, Anytime Fitness, Planet Fitness, American Family Fitness, Three Lakes Park & Nature Center, RVA Big Market, The Springs Recreation Center, Burkwood Swim & Racquet Club, Mechanicsville Recreation Association, Belmont Golf Course, The Crossings Golf Club

Entertainment
Bowlero Mechanicsville, Altria Theater, Bow Tie Cinema, Regal Virginia Center, Virginia Credit Union LIVE!

Local Contacts

Utilities

Dominion Virginia Power
888.667.3000

Virginia Natural Gas
866.229.3578

Hanover County Public Utilities
804.365.6024

Verizon
800.837.4966

Comcast
877.603.9815

Hospitals
Bon Secours Memorial Regional Medical Center, Hanover Emergency Center, Bon Secours St. Mary's Hospital, VCU Medical Center Main Hospital

Tax Information
$.81 per hundred of assessed value

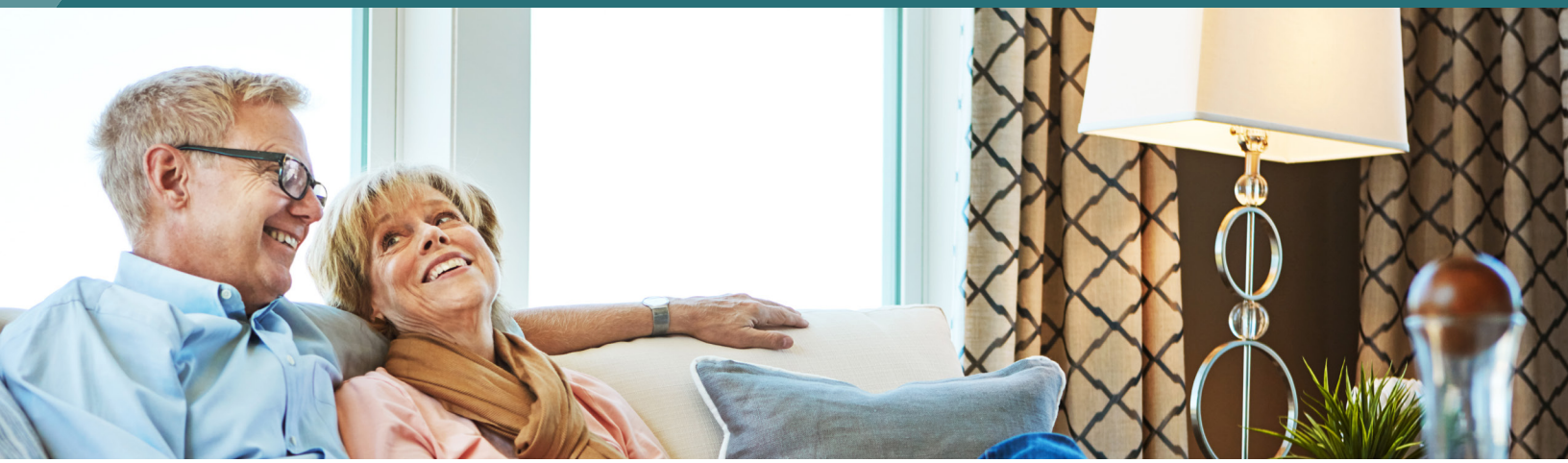
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EQUAL HOUSING OPPORTUNITY

Low Maintenance Living

FOR BRUNSWICK AT HOPE FARM

eagle



Coming home to Brunswick means you'll never lose another Saturday behind a lawnmower. Instead of grass clippings and stained shoes, you'll have more time to spend with your friends and family to save all of life's little moments that mean so much.

Brunswick Homeowner's Association Includes:

- Landscaping, mowing, seeding, fertilizing and weed control, mulching beds, leaf removal
- Maintenance, repair and replacement of the irrigation system in ordinary course, and providing water for the system
- Maintenance includes painting, repair, replacement and power washing of shared structural members
- Exterior maintenance including: periodic painting of doors, repair and replacement of roof shingles, felt, and flashing
- Repair and replacement of gutters and downspouts
- Gutter cleaning
- Maintenance, repair and replacement resulting from ordinary wear and tear of siding, power washing at the descretion of the HOA
- Weekly trash pickup

Monthly Fee*: $266

**Subject to change*

eagleofva.com

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