



**349 Catheys Creek
Circle**

\$659,000

BEDROOMS: 3

BATHS: 3 full

SQFT: 2,725

COMMUNITY: Wendell Falls

Lock in a 30-Year Fixed Rate at 1% Below Today's Average! With the use of our preferred lender and attorney, you can secure financing at a rate one percent lower than the daily average. No hassle. No gimmicks. Just a straightforward opportunity designed to give you peace of mind, confidence, and long-term security as you take the next step toward your new home.

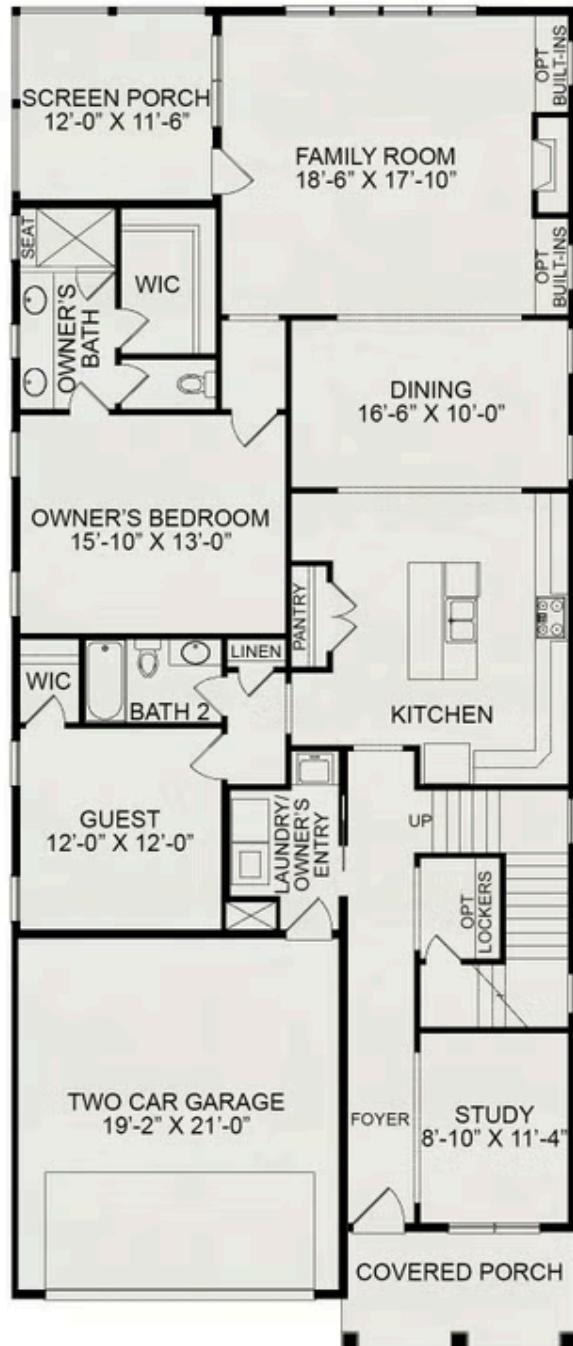
Experience the perfect blend of farmhouse charm and functional design in this Rosemary American Farmhouse. The main level showcases a first-floor owner's suite with a luxurious bath featuring dual vanities and walk-in closet, alongside an open-concept kitchen flowing into a spacious family room with screened porch, formal dining room, and private study. A convenient guest bedroom with full bath and laundry room completes the first floor, while upstairs offers a versatile third bedroom, full bath, generous loft space, and bonus unfinished storage.

Life at Wendell Falls offers more than just a beautiful home. Residents enjoy two resort-style pools (one just a short stroll away), a 24-hour fitness center, over 10 miles of scenic trails, and numerous parks and



Exterior Elevation

First Floor



Second Floor

