

Cambria Village

Models and Pricing

The Sussex: \$164,900

Town Home – 1,445 square feet. 3 bedrooms, 2 ½ bathrooms, living room, dining room, full unfinished basement with egress window and rear deck.

The Brandywine: \$169,900

Town Home – 1,481 square feet. 3 bedrooms, 2 ½ bathrooms, living room, dining room, full unfinished basement with egress window and rear deck.

The Dover: \$174,900

Town Home – 1,240 square feet. 3 bedrooms, 2 ½ bathrooms, living room, dining room, full unfinished basement with egress window and rear deck.

The Georgetown: \$174,900

Town Home – 1,364 square feet. 3 bedrooms, 2 ½ bathrooms, living room, dining room, full unfinished basement with egress window, single car garage and rear deck.

In addition to our long list of standard features, we offer a wide range of options for all of our homes to truly make our customers' homes their own.

Our sales office is located in Cambria Village at 10 Salerno Dr. Smyrna, DE 19977. Please contact us by phone at (302) 653-7700 or by email sales@lenapebuilders.net

Prices and specifications subject to change without notice or obligation.



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Cambria Village

Standard Features

Low Maintenance Exterior

Beaded 6 ½ “ vinyl siding
Aluminum clad rake and fascia boards
Seamless aluminum gutters
Single hung tilt-in vinyl framed windows
Vinyl front posts (per plan)
Exterior house wrap
Sodded front and seeded rear yard

Interior Features

Granite kitchen countertops
Wolf 30” raised panel maple cabinets
Stainless steel kitchen sink
Pull-out sprayer faucet
Garbage disposal
Kenmore appliance package that includes:
-Smooth top electric range
-Microwave with exhaust fan
-Dishwasher
Bruce hardwood flooring in foyer
Mohawk carpet with ½ “ padding
Congoleum vinyl flooring
Satin nickel fixtures and hardware
Comfort height bathroom vanities
Cultured marble bathroom countertops
Two panel interior doors

Energy Efficient

Low-E insulated windows
High efficiency 14 SEER electric heat pump
2x6 exterior walls
R-38 ceiling insulation
R-15 wall insulation
Natural gas heat with central air
50 gallon electric water heater

Construction Details

On-site stick built construction
30 year architectural fiberglass shingles
Sump pump
Steel I-beam structural supports
Poured concrete foundation walls
Engineered floor and roofing system
Wood sheathed exterior walls
Rear deck

Home Site and Area Information

Tot lot/playground
Public water and sewer
Low property tax rates
No state sales tax
200 AMP electrical service

Peace of Mind

Quality Builders Warranty Corporation’s
“Builder of Integrity” award winner
10 year warranty backed by third party
warranty provider
Standard emergency egress or daylight
window in all basements
Deadbolt entry lock with elegant lever set
Hardwired smoke and CO2 detectors with
battery backup on all floors



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Area Information

Schools

General Information	302-653-8585
Clayton Elementary	302-653-8587
Clayton Intermediate	302-653-4512
North Smyrna Elementary	302-653-8589
Smyrna Elementary	302-653-8588
Sunnyside Elementary	302-653-2808
John Basset Moore Intermediate	302-659-6297
Smyrna Middle	302-653-8584
Smyrna High	302-653-8581

Libraries

Smyrna Public	302-653-4579
Kent County	302-736-2265

Public Services

Smyrna Police	302-653-9217
Smyrna Fire Co.	302-653-9859
Smyrna Health and Wellness	302-659-4444
Bayhealth Outpatient Center	302-653-2010
Bayhealth Emergency Center	302-659-2190

Major Roads

Route 1	3 minutes
Route 13	2 minutes
Route 9	4 minutes

Utilities

Town of Smyrna	302-653-9231
Chesapeake Gas	302-734-6700
Comcast	302-266-2278
Verizon	800-verizon

Recreation

Garrison's Lake	302-653-6349
Jonathan's Landing	302-697-8204
Dover Golf Center	302-674-8275
State Parks	302-739-4702
Kent County Parks	302-736-2090
Kent Swimming Club	302-674-3593
Dover Indoor Tennis	302-734-1404

Shopping

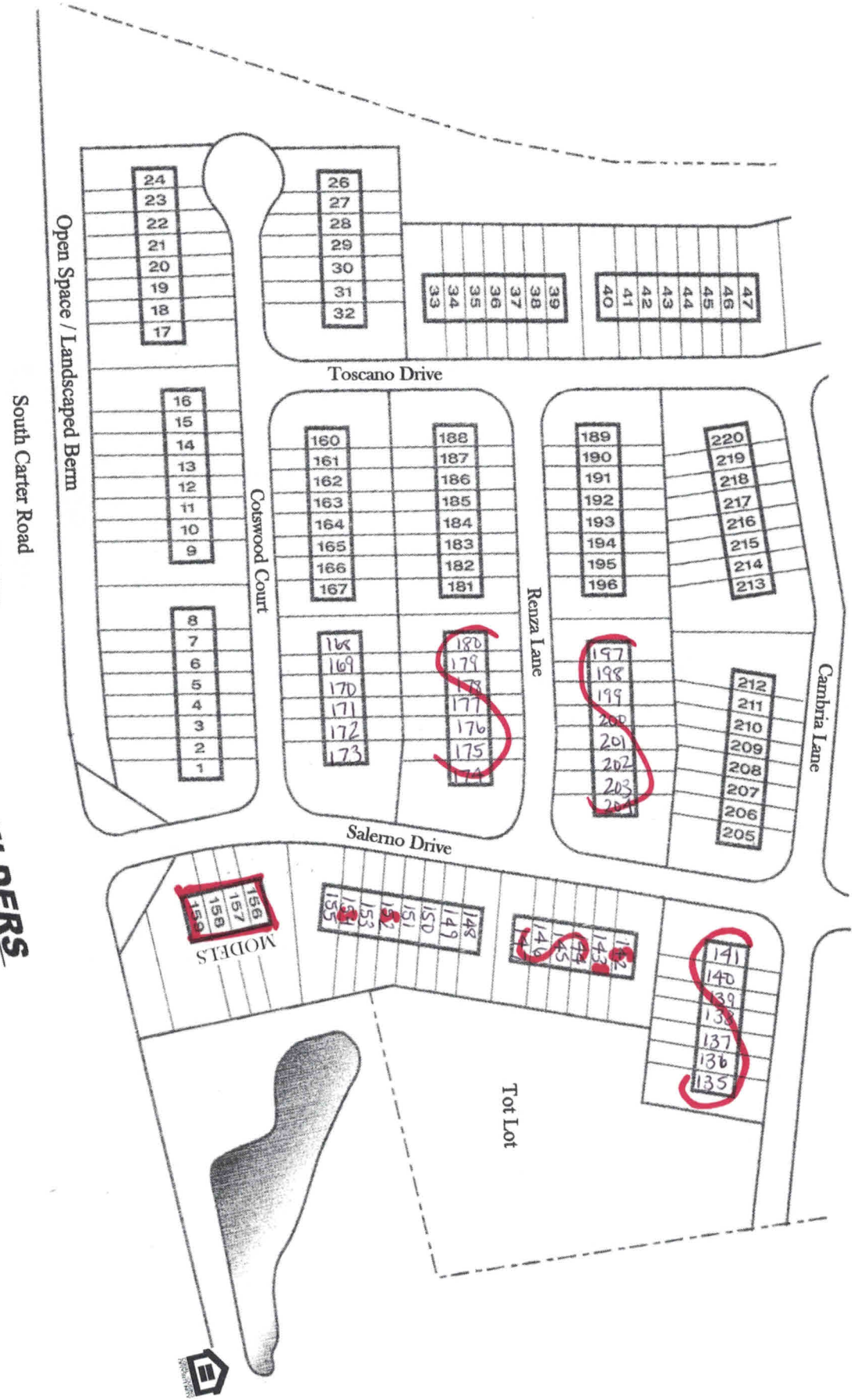
Dover Mall
Gateway North Smyrna
Smyrna Mart
Wal-Mart Supercenter



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Cambria Village Site Plan



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Site Plan

