

The Austin II at Alderbrook \$358,900

12032 Blue Ash Lane • Independence, Ky 41051 2,040 SF • Home Site AL153

Open Floor Flan **Features** • Open Kitchen/Great Room • LVT Flooring Foyer, Hall, Hall Bath, Laundry, Great Room, Kitchen & Dining Area • Stainless Appliances • Large Owner's Suite with Tray Ceiling • Tile Shower in Owner's Bath Finished Basement w/Half Bath Electric Water Heater & Furnce ŌŌ \Box ╡╾╕╡┙╞╾╕╡┷╞╼╕╡┷╞╼╏┵╏╕╼╵╏╴╸┙╏╴╸ ┍╴┽┑╝┚╴┝╼╕╡┷╶╞╼╏┙╴ ╔╴┽┑╝┚╴╵┥╕╝ Size 1st Floor 1,478 SF 562 SF Lower Level **2½** 3 **49** P 2 Patio **HERS** Score Bedrooms Baths Car Garage 0 DINING AREA UNFINISHED BASEMENT GREAT ROOM OWNER'S SUITE 10'-9"x10'-7" FINISHED FAMILY ROOM 13'-10"x18'-0' 14'-0"x14'-1" EN 🕥 27'-1"x17'-8" OWNER'S BATH \cap ⊇₽ KITCHEN n 10'-9"x11'3" HALL UP UNFINISHED HALF 00 HALL BASEMENT CLOSET FOYER **BEDROOM 3** 10'-8"x11'-6" **BEDROOM 2** 2-CAR GARAGE 10'-9"x11'-0" UNEXCAVATED 19'-5"x20'-0" PORCH **1st Floor** Lower Level

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