



Crofton Place

Snellville, GA • Gwinnett County
From the \$300K-\$500K+

Enjoy a Swim & Cabana, Park, and Walking Trails

Welcome to Crofton Place, a swim community with spacious two story homes. Build 3-5 bedroom plans with loft options, and outdoor living spaces. Exterior farmhouse options such as painted brick with black interior accents, electric fireplaces and more!



Directions: Follow I-85 to Pleasant Hill Rd exit 104. Turn on Ronald Reagan Pkwy. Turn right on Scenic Hwy N, Left onto Henry Clower Blvd, Right onto Lenora Church Rd to right on Lee Rd.

CHAFINCOMMUNITIES.COM

This is subject to errors, omissions, and changes without notice.



Crofton Place

Site Plan

COMMUNITY AMENITIES:

- Swimming Pool
- Cabana
- Park Area
- Walking Trails



This site map artistic rendering is provided for illustrative purposes only and is not intended to be a precise representation of the final subdivision and for marketing purposes. The images, designs, and features depicted in this rendering are conceptual and may be subject to change during the development process. The actual layout, dimensions, landscaping, and amenities of the subdivision may vary from what is shown in this rendering. The builder/developer reserves the right to make modifications, alterations, or improvements to the subdivision without notice. All details, including but not limited to building placements, landscaping, and infrastructure, are subject to approval by relevant authorities. This rendering does not constitute a legal document, and potential buyers, investors, or interested parties are advised to refer to the final recorded plat, architectural plans, and legal descriptions for accurate and detailed information about the subdivision. Any reliance on the information provided in this artistic rendering is at the viewer's own risk. The builder/developer, architects, and associated parties make no warranties, representations, or guarantees, expressed or implied, regarding the accuracy, completeness, or suitability of the information presented in this rendering. This disclaimer applies to both current and future versions of the rendering.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company

Crofton Place Enclave: Spec Sheet Highlights

What's Included in a Chafin Home?

COMMUNITY

- Swim, cabana, and walking trails
- Professionally landscaped & sodded home sites (per builder discretion)

SMART HOME PACKAGE:

- White Glove Custom Setup
- Echo Show 8"
- Ring Front Door Bell Camera
- Kwikset Smart Front Door Lock
- Smart Ecobee Thermostat Main Floor
- 2 Smart Light Switches

EXTERIOR QUALITY

- Two Car Garage Bay, Stamped Metal
- Covered or Screened Porch options
- Roof: Per Plan Shingles on Subdivision Spec Areas (Architectural) (Color Per Dec Sheet)
- Window Front: 4/1 Single Hung Low E (Color Per Dec Sheet) Traditional Elevation: White and Painted Brick Elevation: Bronze Front (Bronze Vinyl or Painted Black Fox)
- Rear Windows 1/1 Single Hung Low E (Traditional & Painted Brick Get White)
- Gutters: Non PB Elevations on canopies, PB Elevations no gutters
- Shutters: Raised Panel Vinyl Per Plan

INTERIOR QUALITY

- 9' Ceilings on 1st Floor and 8' on 2nd Floor
- Option for 48" Allusion Recessed Linear Electric Fireplace
- Primary bedroom ceiling single box tray per plan
- Mudroom Valet and Cubbies Options Available Per Plan
- Hardware: Satin Nickel on Non PB Elevations (Black Option), PB Elevations Black Standard

KITCHEN

- Single Bowl Stainless Steel
- Dishwasher, Gas Cooktop & Electric Range Options
- Traverse LED Lights
- Pendant Lighting Over Island
- 42" Cabinet Height
- Granite Countertops
- Kitchen island standard per plan

LUXURIOUS BATHS

- Cultured marble countertops in primary and secondary bathrooms
- Rectangular sinks in primary and secondary bathrooms
- Elongated commodes
- Primary Bath: 7' Shower option

RESILIENT MODERN FLOORING

- Low maintenance, water and scratch resistant EVP in designated areas per plan
- Ceramic Tile flooring per plan
- Lush wall to wall carpeting in designated areas

ENERGY SAVING FEATURES

- Modern Energy Efficient LED Traverse Lighting
- Electric Furnace
- Low E Windows
- HVAC with Programmable Thermostat
- 50 Gallon Water Heater

AWARD-WINNING WARRANTY

- First Year "Fit and Finish" Builder's Warranty
- 2-10 HomeBuyers Warranty®

Upgrade to Energy Star Rated House

- Tankless Water Heater,
- Argon Gas Filled Windows
- Upgraded Garage Ceiling Insulation w/ Conditioned Space Above
- Radiant Barrier Decking
- Vented Kitchen Hood to Exterior
- ERV Fresh Air Fan

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite. (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company

More to Come Home to...



SMART HOME



Chafin Homes come SET UP with Smart Home Features:



Includes White Glove Set-Up By Our In-House Technician

Kwikset Halo Smart Front Door Lock • Ecobee Smart Thermostat
Two Smart Light Switches • Ring Doorbell • Echo Show 8"
(Colors will vary based on your home)

*NOTE: For homes started
AFTER 1/1/2022*

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company



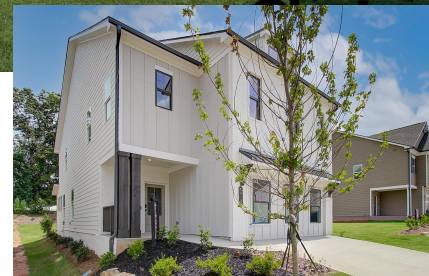
CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

The Chestnut



More to Come Home to...



2 Story
4 Bedroom / 3 Baths
Loft Up
Bedroom on Main

Optional 5th Bedroom
& 4th Bath
ILO Loft Up

Approx. 2,537 sq ft

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
Move To Come Home to...
A Berkshire Hathaway Company

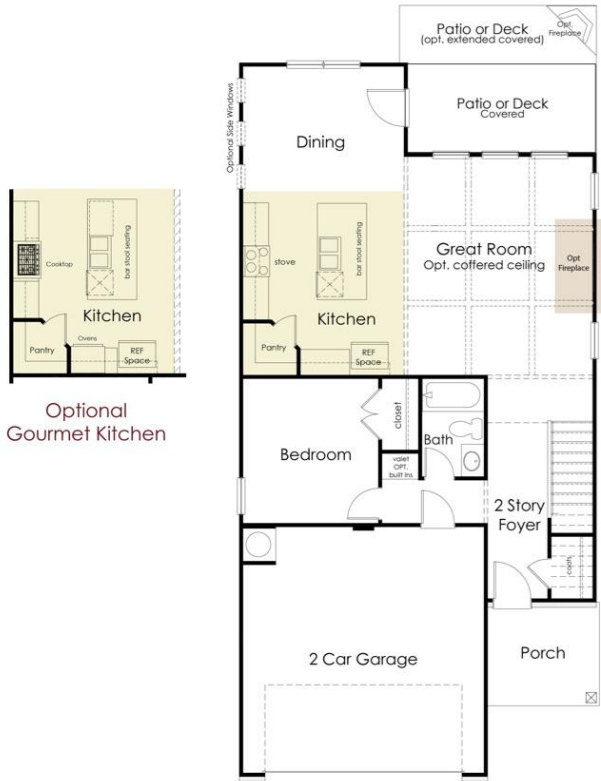


CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

The Chestnut

2 Story / 4 - 5 Bedroom / 3 - 4 Baths / Loft Up / Approx. 2,537sf



First Floor



Opt Bedroom ILO of Loft

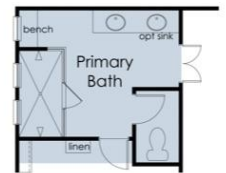


Opt Bedroom & Bath ILO of Loft

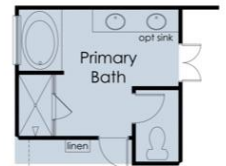


Second Floor

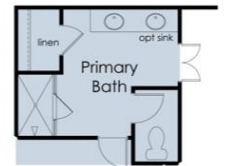
Optional Primary Bath Layouts
Layouts vary per community, see agents for details.



Opt Primary Bath with Enlarged Shower



Opt Primary Bath with Shower & Tub



Opt Primary Bath with Shower & Linen

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

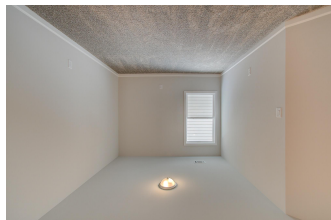
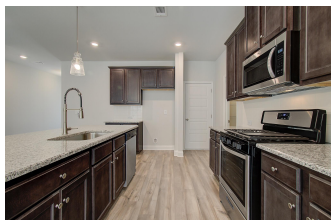
CHAFIN
COMMUNITIES

More to Come Home to...
A Berkshire Hathaway Company

The Coleford



More to Come Home to...



2 Story

**3 Bedroom / 2.5 Baths
Loft Up**

**Optional:
Enlarged Secondary Bedroom
ILO Loft**

Approx. 2,016 sq ft

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES

Move To Come Home to...
A Berkshire Hathaway Company



CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

More to Come Home to...

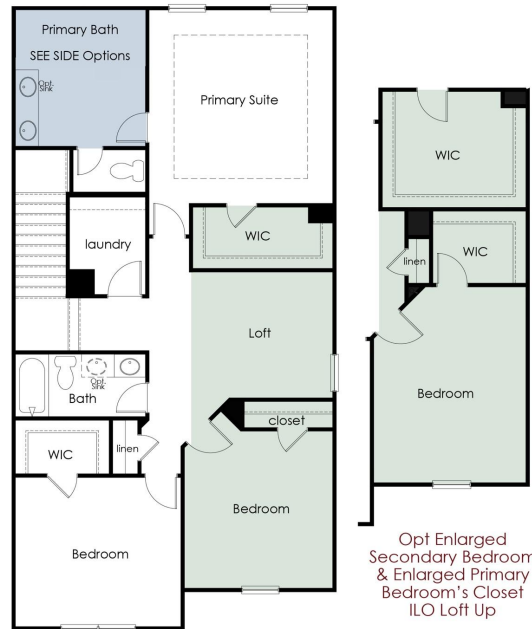
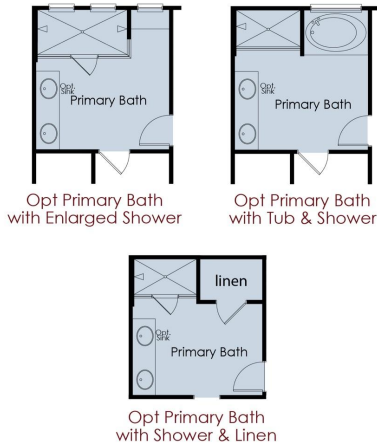
The Coleford

2 Story / 3 Bedroom / 2.5 Baths / Loft Up / Approx. 2,016sf



First Floor

Optional Primary Bath Layouts
Layouts vary per community, see agents for details.



Second Floor

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company

The Davenport



More to Come Home to...



2 Story
3 Bedroom / 2.5 Baths
Loft Up

Opt. Tub in Primary Bath
ILO of Enlarged Linen Closet

Approx. 1,900 sq ft

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
Move To Come Home to...
A Berkshire Hathaway Company

CHAFINCOMMUNITIES.COM

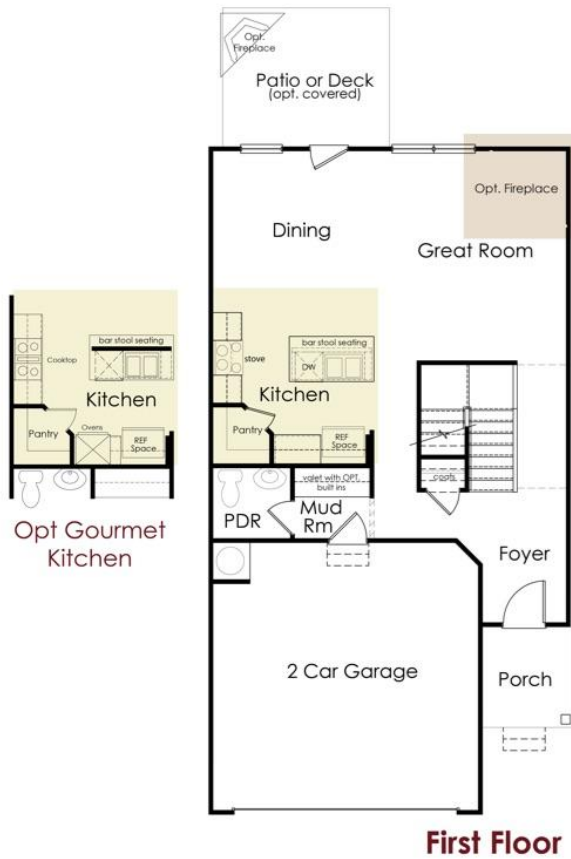
Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.



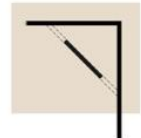
More to Come Home to...

The Davenport

2 Story / 3 Bedroom / 2.5 Baths / Loft Up / Approx. 1,900sf



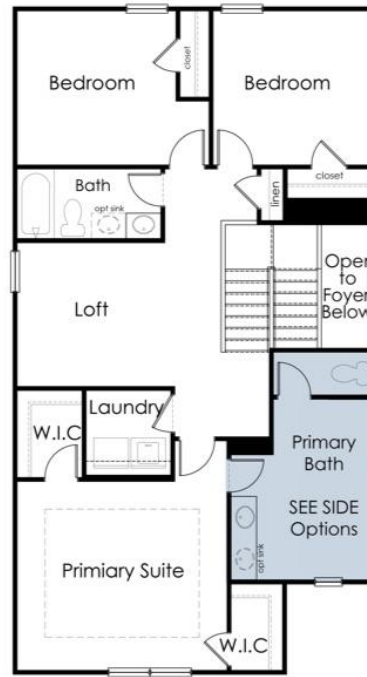
First Floor



Opt Electric Fireplace



Opt Traditional Fireplace

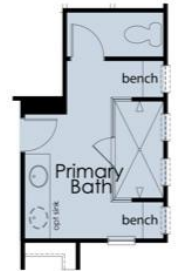


Second Floor

Optional Primary Bath Layouts
Layouts vary per community, see agents for details.



Opt Primary Bath with Shower & Tub



Opt Primary Bath with Enlarged Shower



Opt Primary Bath with Shower & Linen

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite. (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES

More To Come Home to...
A Berkshire Hathaway Company



CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

The Jackson



More to Come Home to...



2 Story
3 Bedroom / 2.5 Baths
Loft Up

Optional:
Enlarged Secondary
Bedroom
ILO Loft

Approx. 2,016 sq ft

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
Move To Come Home to...
A Berkshire Hathaway Company



CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

More to Come Home to...

The Jackson

2 Story / 3 Bedroom / 2.5 Baths / Loft Up / Approx. 2,016sf



In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company



CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

The Mayfield



More to Come Home to...

2 Story
3 Bedroom / 2.5 Baths
With Loft Up

Optional Enclosed Loft
Approx. 2,114 sq ft



Elevation B



Elevation D



Elevation E



Elevation PB1



Elevation PB2



Elevation F



Elevation G



Elevation H

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
Move To Come Home to...
A Berkshire Hathaway Company



CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

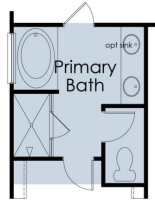
The Mayfield

2 Story / 3 Bedroom / 2.5 Baths With Loft Up / Approx. 2,114sf

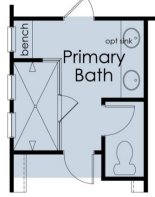


First Floor

Optional Primary Bath Layouts
Layouts vary per community, see agents for details.



Opt Primary Bath with Shower & Tub



Opt Primary Bath with Enlarged Shower



Opt Primary Bath with Shower & Linen



Second Floor

Opt Enclosed Loft

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company

The Pembroke



More to Come Home to...



2 Story
4 Bedroom / 2.5-3.5 Baths
All Bedrooms Up

Opt. 3rd BathUp
ILO of Walk-in Closet

Approx. 2,250 sq ft

These photos DO contain many upgrades, please see agent for prices.

In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. **Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details.** Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
Move To Come Home to...
A Berkshire Hathaway Company



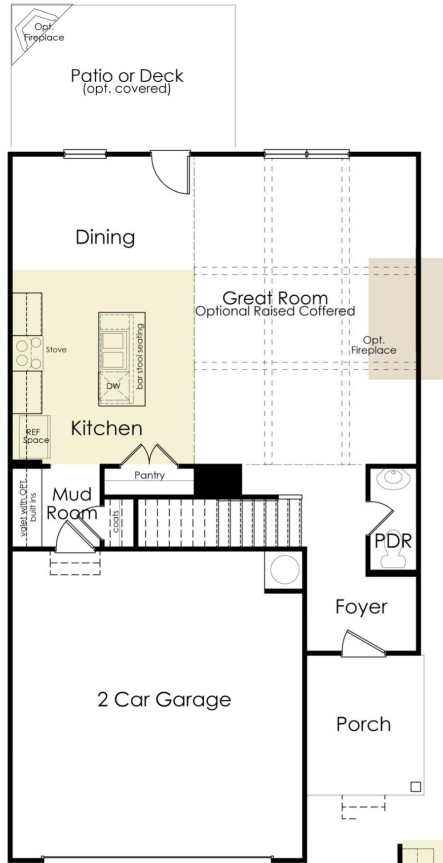
CHAFINCOMMUNITIES.COM

Subject to errors, omissions, and changes without notice. Believed accurate, but NOT warranted.

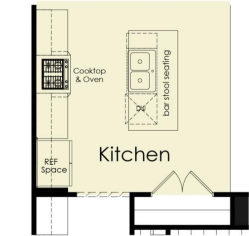
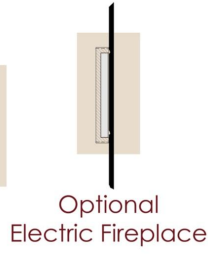
More to Come Home to...

The Pembroke

2 Story / 4 Bedroom / 2.5-3.5 Baths / Approx. 2,250 sf

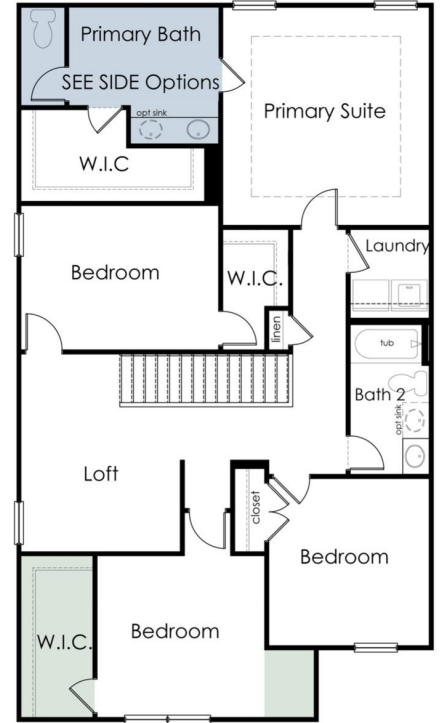
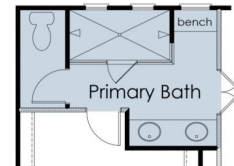
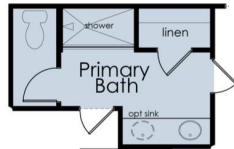
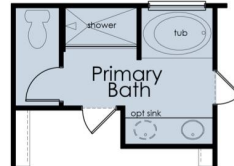


First Floor

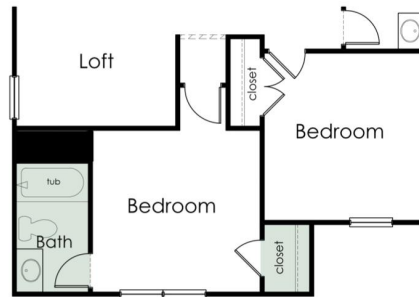


Optional Primary Bath Layouts

Layouts vary per community, see agents for details.



Second Floor



In a continuous effort by Chafin Communities to improve the quality of your home, we reserve the right to change features, options, plans, and specifications without notice. Floor plans and elevation renderings are artists' concepts for marketing purposes only AND DO NOT INCLUDE UPGRADES not available at all communities - see sales agent for details. Elevations, floor plans, options, and standard features will vary based on actual homesite (Chafin Communities may be required to build the home in a mirror image to the floor plans shown) due to construction and/or building design requirements of the homesite. Significant changes may be made during or after the construction of the model homes. Chafin Communities reserves the right to modify, relocate or eliminate any or all of the features, specifications, plan utilities, design, or shape thereof without notice or obligations to the purchaser. Please see your onsite sales associate for additional information.

CHAFIN
COMMUNITIES
More To Come Home to...
A Berkshire Hathaway Company