



25 Malbec Way  
Youngsville, NC 27596

**BARTLETT MANOR - RIVERMIST**

CONTACT OUR NEW HOME SPECIALISTS

**MAGGIE & JESSICA**

Call Us @ 910-405-8311

info@cavinessandcates.com



**Priced**

**\$444,900**

Elevation F - Artistic Rendering not lot specific. For representation purposes only

2,695 Sq Ft

2.0 Story

4 Beds

3.5 Baths

2 Car Garage

Primary Bedroom: Down

## About 25 Malbec Way

- This beautiful two-story home features second-floor catwalk overlooking the great room with gas log fireplace and floating mantle, stained in "Grey Chestnut."
- The formal dining room which can also serve as a flex room.
- The kitchen includes an island with bar seating, granite countertops in "Luna Pearl," white shaker cabinets, white subway tile backsplash set in a brick pattern, and a sink overlooking the great room. Stainless steel appliances include a microwave, dishwasher, and smooth top range.
- A rear covered porch is easily accessible through the great room.

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## About The Community.

Discover Bartlett Manor, the latest addition to Youngsville's vibrant community scene. Crafted by your trusted local homebuilder, each residence comes with an in-house warranty, ensuring peace of mind for your new home.

Immerse yourself in the convenience of nearby amenities, including recreational spots, shopping centers, grocery stores, and a variety of dining options along US 1 and in both Youngsville and downtown Wake Forest. Plus, a short drive takes you to downtown Franklinton, where you'll find an eclectic mix of restaurants, breweries, and shopping destinations. Embrace the charm and comfort of Bartlett Manor—



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## FIRST FLOOR



## SECOND FLOOR

