

**Chelsea | \$694,085**

**17541 LAKE MELFORD AVENUE, Bowie, MD 20716 | Homesite 4C**


**2,874 Sq. Ft. | 4 Beds | 3.5 Baths | Availability: 06/2023**




- 24' Wide Townhome with 2-Car Rear Garage
- Entry Level Multi-Gen Suite with Full Bath and Rec Room
- Open-Concept Kitchen Level with Family Room, Dining Area, and Upgraded Kitchen Island Extension
- Upgraded Sliding Glass Doors off Family Room Leading to Rear Covered Terrace
- Luxurious Owner's Suite with Upgraded Grand Shower
- Two Secondary Bedrooms with Walk-In-Closets and Walk-In Laundry Room



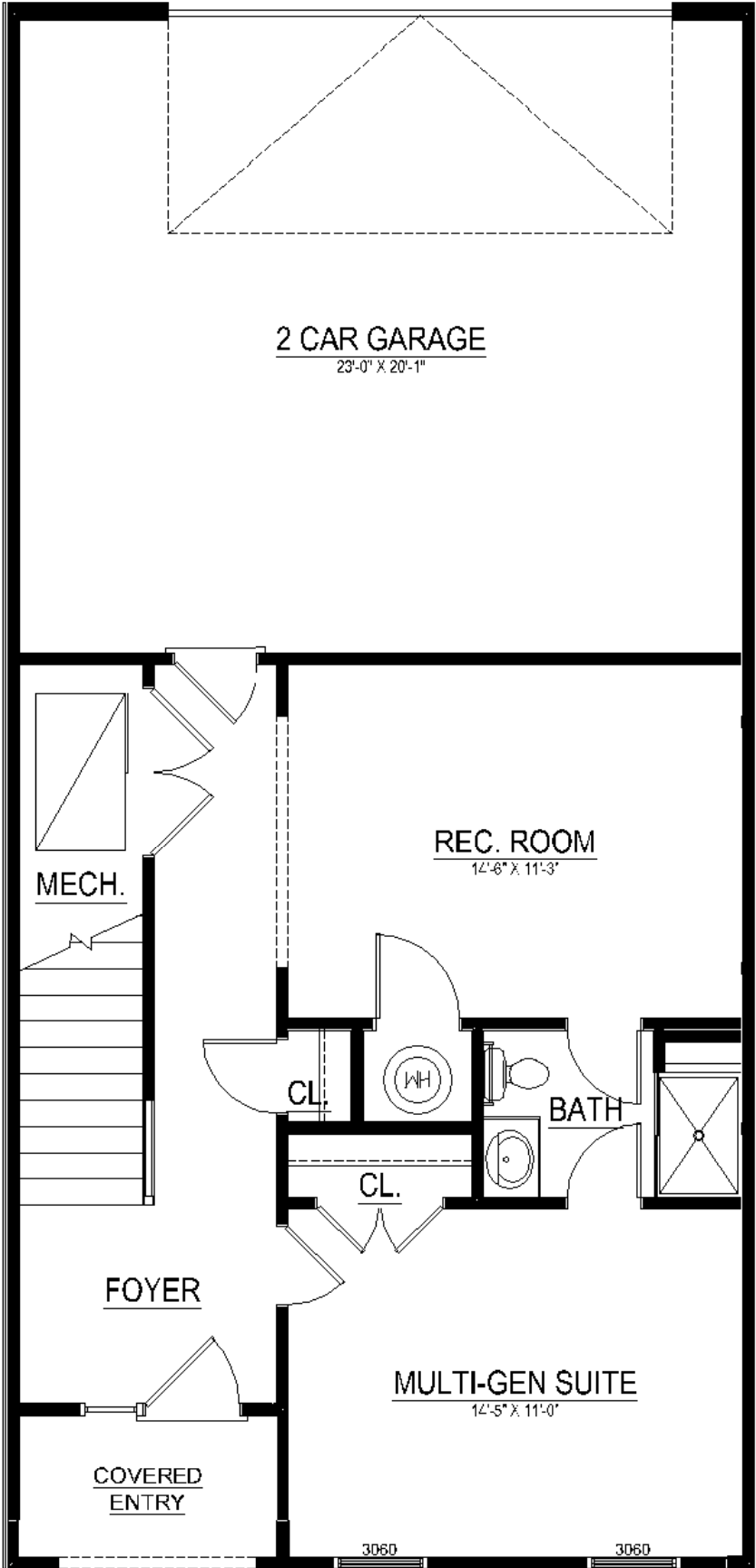
**Eric Lyman**

 (301) 329-4301

 [elyman@MidAtlanticBuilders.com](mailto:elyman@MidAtlanticBuilders.com)

Programs and incentives subject to change without notice and available only when lender and title company from builders approved list are used. Maximum promotional package value varies by community and houseplan. Builder assistance is not to exceed maximum promotional package value. Not all buyers may qualify for program savings. Qualification to be determined by Mid-Atlantic Builders' preferred lender(s) prior to contract ratification. See a Mid-Atlantic Builders Sales Counselor for specific promotional package details as some restrictions apply. The name Mid-Atlantic Builders and the Mid-Atlantic Builders logo are registered service marks of Mid-Atlantic Builders, Inc. | MHBR #8984





2 CAR GARAGE  
23'-0" X 20'-1"

REC. ROOM  
12'-6" X 11'-3"

MECH.

CL.

WH

BATH

CL.

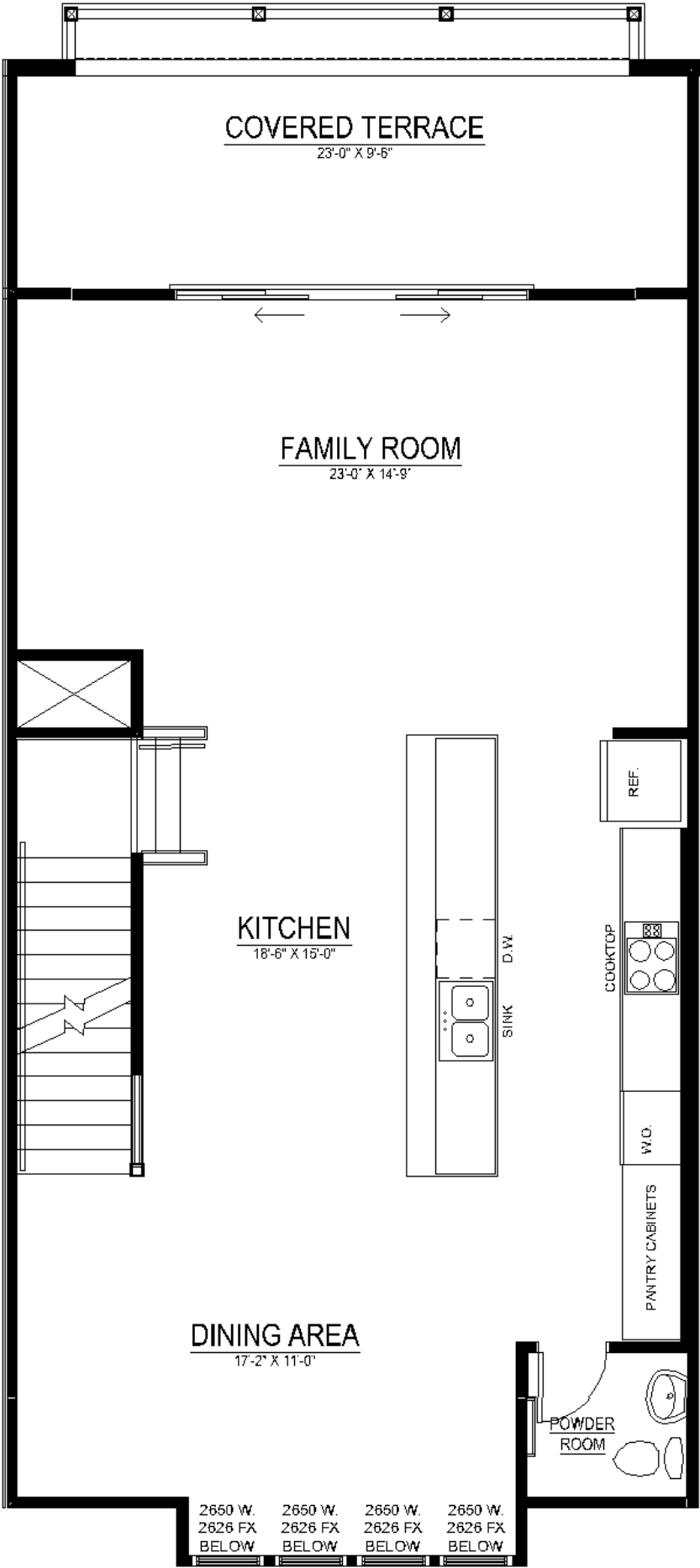
FOYER

MULTI-GEN SUITE  
12'-5" X 11'-0"

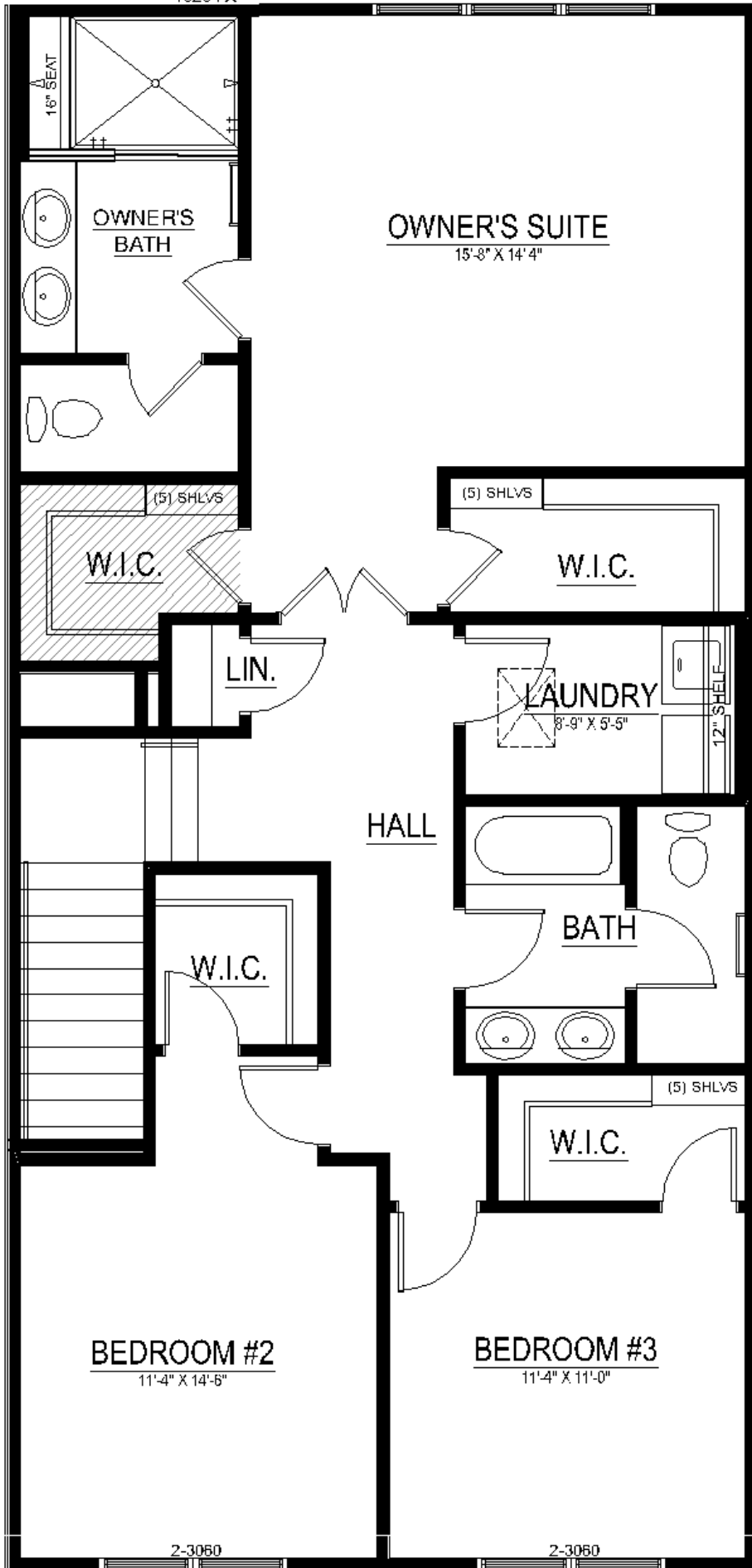
COVERED ENTRY

3060

3060



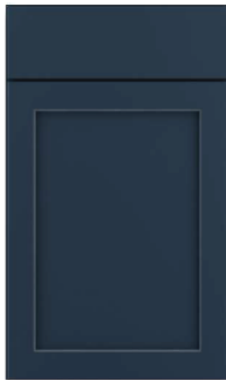
2650 W.	2650 W.	2650 W.	2650 W.
2626 FX	2626 FX	2626 FX	2626 FX
BELOW	BELOW	BELOW	BELOW



**Mid-Atlantic Builders™** Lot 4C Spec



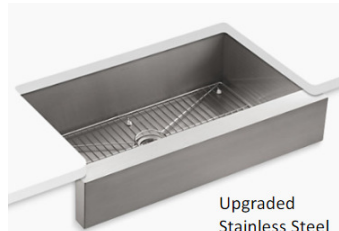
SONOMA



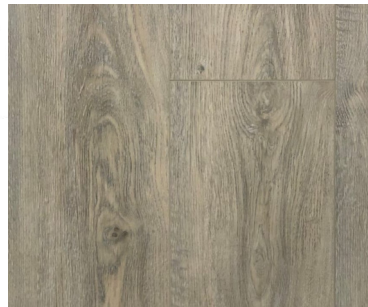
Island



Align™ Brushed Gold



Upgraded  
Stainless Steel



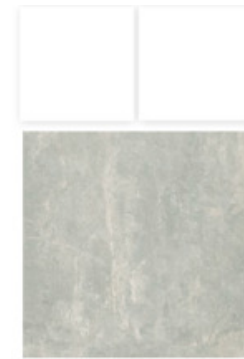
Foyer, Powder room, Main Level



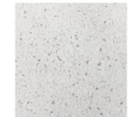
Owner's Bath



TAHOE



Secondary Baths



TAHOE



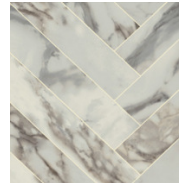
Samsung Wall Mount Range Hood  
SNK30R5000WSAA Stainless Steel



Samsung Gas Cooktop  
SNA30N6555TSAA Stainless Steel



Samsung Oven / Microwave Combo  
SNQ70M6650DSAA Stainless Steel



Laundry Room



Samsung French Door Refrigerator  
SRF27T5201SRAA Fingerprint Resistant SS



Samsung Built-In Dishwasher  
SDW80N3030USAA Stainless Steel



Carpet

\*Reminder: Variations in color are due to differences in computer monitors, video graphics cards, printers, and on-screen settings.\*