

# THE OAKWOOD



REVERSE 1.5 STORY | 3 BED | 3 BATH | OPTIONAL 4TH BED & BATH

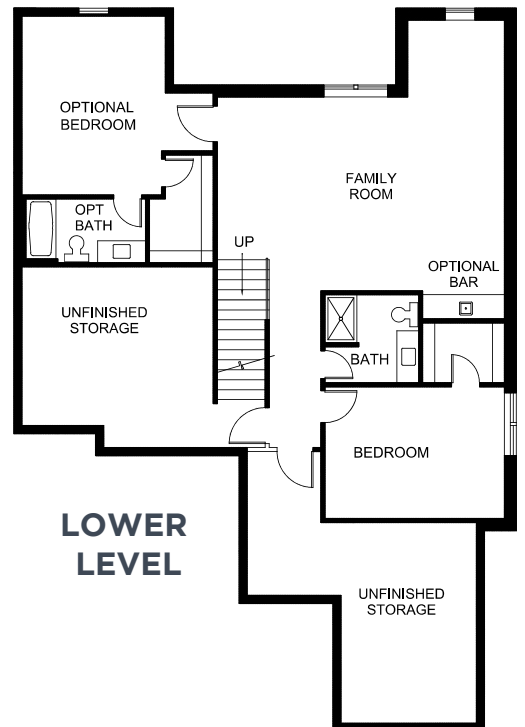
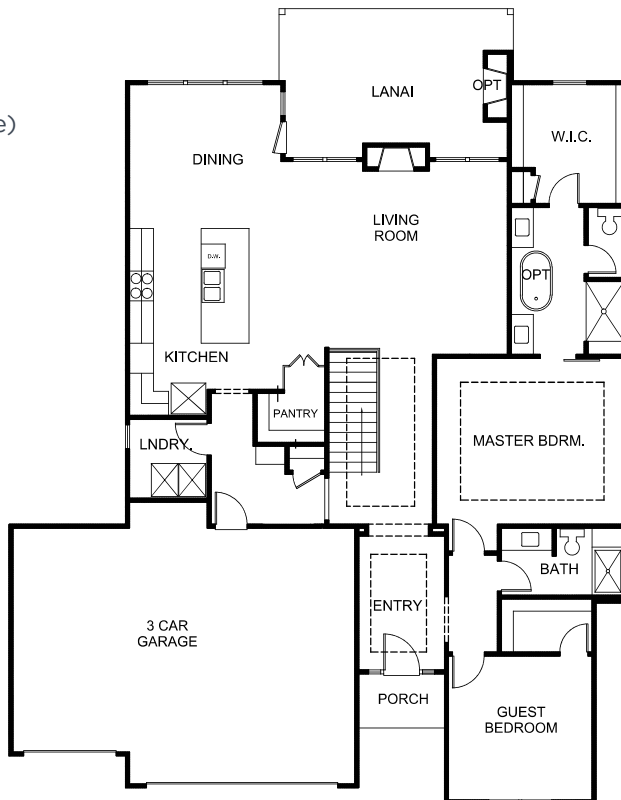
Base Model  
(subject to change)

Main level  
1,844 sq ft

Lower level  
882 sq ft

Total  
2,726 sq ft

**MAIN  
LEVEL**



**LOWER  
LEVEL**

Builder Reserves the Right to Modify Plans

**THE VILLAS**  
*of LeaBrooke Town Manor*

LTMVillas.com | 148th & Kenneth | Leawood, KS

# THE OAKWOOD

## VILLA FEATURES



- Spacious open concept floorplans with high ceilings
- Granite kitchen countertops
- Stainless steel appliances including gas range
- Stone fireplace surround
- Anderson Silver Line Low E windows
- Low maintenance stucco exterior on all 4 sides
- Quiet floor system
- Zip System® sheathing and tape

## HOA AMENITIES



### The Villas of Leabrooke Town Manor Association Amenities

- Mowing, edging, trimming, fertilizing and weed control of all grass areas as needed
- Annual start-up and winterization of lawn sprinkler system
- Snow removal from driveways, front yard sidewalks when accumulation reaches two inches or more
- Community garden

### Leabrooke Master Association Amenities

- Clubhouse with 24 hour gym access
- Weekly trash pickup
- Private pool and deck
- Fully stocked fishing pond
- Tennis and basketball sport court

## OUR BUILDERS



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