

EST



2021

ECHO PARK

SUWANEE, GA

ECHO PARK

UnionMain Homes at Echo Park in Suwanee, Georgia is the complete luxury multi-family living experience. Our modern townhomes and condominiums offer convenient layouts with a sleek look and feel for a truly elevated lifestyle.

Located just minutes from the Suwanee Town Center and zoned for the acclaimed Gwinnett County Public Schools, Echo Park is the ideal residential community for families of all generation.

You'll fall in love with the small-town charm and leisurely way of life that's this Suwanee gem brings to the community.



ECHO PARK - CONDOS INCLUDED FEATURES

EXTERIOR DESIGN FEATURES

- Contemporary exterior elevations
- 8' front door with Kwikset handle set
- Clay queen sized brick with grey mortar and stone elevations with buff mortar (per plan)
- Full yard Bermuda, beds prepared for trees/landscapes, shrubs and flowers (per landscape plan-package)
- Full lot irrigation system with rain/freeze sensors
- Covered front porch and patio outdoor living
- TPO Membrane Condo roofing
- HardiePlank lap siding with 30-year manufacturer's limited warranty (per plan)
- HardieTrim exterior trim with 15-year manufacturer's limited warranty
- 5" K Style gutters with splash blocks (FHA standards)
- Two exterior located hose bibs (per plan)
- Decorative front and rear coach lights (per plan)

KITCHEN DESIGN FEATURES

- Brighton Maple wood, stain-finished cabinets with 36" uppers and crown molding
- Sleek granite countertops
- Stainless steel undermount sink with designer pull-out faucet by Delta
- Large kitchen island
- Luxury vinyl plank flooring available in various color options
- Full tile backsplash
- Whirlpool™ Stainless Steel Appliance package with 5-burner standard gas range, OTR vent hood, built-in oven, microwave and energy-saving dishwasher
- Recessed ice maker connection at refrigerator
- Disc lighting (per plan)
- High capacity 1/3 HP disposal



PRIMARY SUITE

- Full-height, stain-finished vanity cabinets for increased storage
- Cultured marble installed at vanities with two undermount rectangle sinks
- 42" plate glass mirrors running length of vanity
- Walk-in shower with decorative tile and shower pan
- Delta stainless steel faucet
- Spacious walk-in closets with generous hanging space and vented metal shelving
- Private commode

INTERIOR DESIGN FEATURES

- Luxury vinyl flooring in entry halls, kitchen, dining, utility, family rooms and baths. Available in various color options
- Square edge corners throughout the home
- 6'-8" interior doors throughout the home
- Kwikset door hardware
- 1x6 baseboards throughout the home
- High-quality 3/8" stain-resistant carpet with 10-year limited warranty in all bedroom areas
- Sherwin-Williams interior paint in various decorator colors for walls, doors and trim
- Family room, game room, all bedrooms, study/flex room and covered patios blocked and wired
- White Rocker light switches
- Pedestal sink and beveled oval mirror in powder bath (per plan)
- Disc lighting throughout home



LOW VOLTAGE AND SECURITY

- Buyer can select aftermarket WiFi
- 30" plastic surround wiring panel
- Honeywell Programmable WiFi thermostat
- Smoke and carbon monoxide detectors
- Two USB equipped outlets for easy phone charging
- Three cable TV outlets
- Three phone or data outlets
- Smart Home with 1 doorbell, 2 WAP prewire, 1 Cat5e data outlet, and 1 local HDMI

QUALITY CONSTRUCTION

- 10-year Limited Structural Warranty
- Two-year Limited Mechanical Delivery System Warranty
- One-year Limited Workmanship and Materials Warranty
- Four customer touchpoint meetings (redline, pre-drywall, new home orientation, house to home sign off)
- Internal quality assurance inspection prior to closing
- Individually engineered foundations
- Engineered floor framing systems
- Engineered framing and shear walls
- Borate wood treatment for termites
- Garage door opener with two remotes per door
- Elongated water-conserving commodes
- PEX high-pressure plumbing system with corrosion resistant fittings above foundation
- Main water shutoff valve in utility room or garage wall

ENERGY SAVINGS AND COMFORT

- High-efficiency 16 SEER certified A/C system with eco-friendly coolant
- Certified Home Energy Rating Systems (HERS) Index calculated per plan to ensure energy efficiency and savings
- Dual-zoned AC system in all two-story plans (two thermostats)
- R-8 HVAC ductwork with fresh air intake
- Cellulose insulation at all exterior walls and ceilings
- Polyseal foam insulation around all doors, windows and other penetrations
- Dual pane Low-E argon gas insulated windows
- Water-conserving Delta washer-less faucets
- Tankless hot water heater



ECHO PARK - TOWNHOMES

INCLUDED FEATURES

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- Full yard Bermuda, beds prepared for trees/landscapes, shrubs and flowers (per landscape plan-package)
- Full lot irrigation system with rain/freeze sensors
- Covered front porch and patio outdoor living
- CertainTeed Landmark 30-year dimensional Weatherwood shingles
- HardiePlank lap siding with 30-year manufacturer's limited warranty (per plan)
- HardieTrim exterior trim with 15-year manufacturer's limited warranty
- 5" K Style gutters with splash blocks (FHA standards)
- Two exterior located hose bibs (per plan)
- Decorative front and rear coach lights (per plan)

KITCHEN DESIGN FEATURES

- Brighton Maple wood, stain or paint finished cabinets with 42" uppers and crown molding
- Sleek granite countertops
- Stainless steel undermount sink with designer pull-out faucet by Delta
- Large kitchen island
- Luxury vinyl plank flooring available in various color options
- Full tile backsplash
- Whirlpool™ Stainless Steel Appliance package with 30" gas cooktop, single oven not connected, chimney vent hood, microwave and energy-saving dishwasher
- Recessed ice maker connection at refrigerator
- Disc lighting (per plan)
- High capacity 1/3 HP disposal



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- Family room, game room, all bedrooms, study/flex room and covered patios blocked and wired
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- R-8 HVAC ductwork with fresh air intake
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Points of Interest



ECHO PARK



SHOPPING CENTERS

- 1 Suwanee Town Center
- 2 The Shops Old Town Suwanee
- 3 Shoppes at Suwanee



GYMS

- 1 Anytime Fitness
- 2 9Round
- 3 Orangetheory



GROCERY

- 1 Aldi
- 2 The Fresh Market
- 3 Publix
- 4 Walmart Supercenter
- 5 Kroger



GOLF COURSES

- 1 River Country Club
- 2 The River Club



HOSPITAL

- 1 Northside Hospital Duluth
- 2 Gwinnett Urgent Care



PARKS

- 1 Suwanee Creek Park
- 2 Martin Farm Park
- 3 Sims Lake Park



SCHOOLS

- 1 Roberts Elementary School
- 2 North Gwinnett Middle School
- 3 North Gwinnett High School



RESTAURANTS

- 1 Monterrey Mexican Restaurant
- 2 Hacienda Bar & Grill
- 3 Seaside Oyster Bar
- 4 Tequila Mama Taqueria
- 5 Mo's Gyro and Kabob
- 6 Raik Mediterranean
- 7 Marco's Pizza
- 8 StillFire Brewing
- 9 Jam & Toast
- 10 Bottles & Bones





● Townhomes

● Model

● Back To Back Condos

● Condo Flats

THE *Perfect Place* **YOU** FOR