

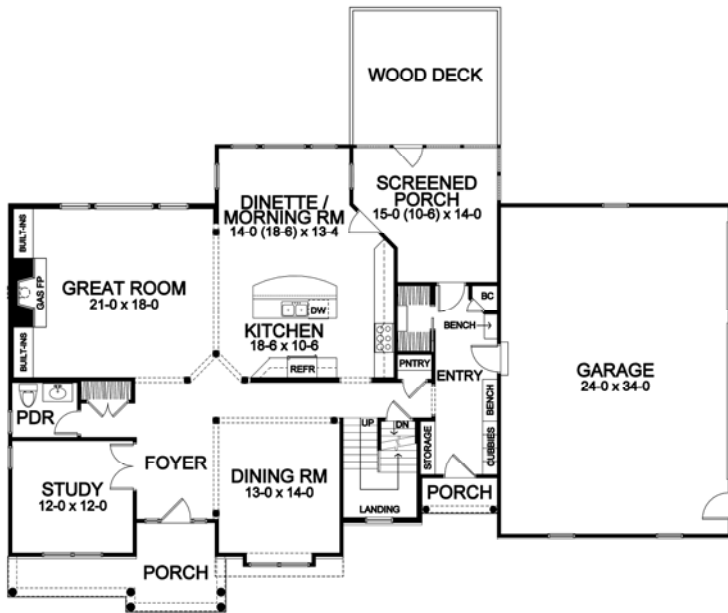
Lot 243 Autumn Woods



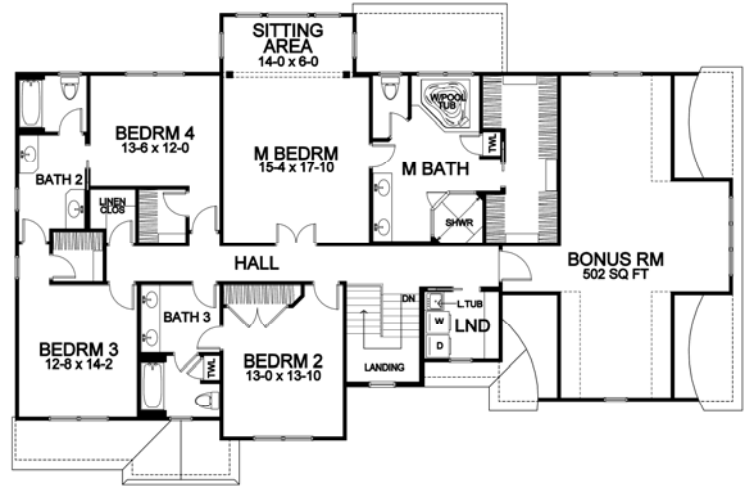
70 Mahogany Run - Pittsford, NY



70 Mahogany Run



First Floor



Second Floor



Lot 243 (70 Mahogany Run)
Home Specifications

- Square Footage:

First Floor	1,677
Second Floor	2,368
Total	4,045
- Beautiful Open Floor Plan
- Three-Car Side-Load Garage
- Stone and Shutters Accent Front
- Screened Porch and Composite Deck Overlook Preserved Green Space in Rear
- Four Bedrooms
- Three and One Half Baths
- Finished 502 Square Foot Bonus Room
- First Floor Study with Glass French Doors
- Great Room with Built-In Cabinetry and Gas Fireplace with Granite Surround and Hearth
- Wood-Mode Kitchen with Dinette and Pantry
- Granite Counter Tops in Kitchen and Master Bathroom
- Spacious Garage Entry with Cubbies, Built-In Cabinetry and Bench Seat
- Second Floor Laundry

Home Specifications Continued...

- Stained Wide Plank White Oak Hardwood Floors in Foyer, Dining Room, Kitchen/Dinette, and Pantry
- Tile Floors in Baths, Entry, and Laundry
- Crown Moldings in Dining Room, Study, Foyer, Powder Room, Master Bedroom, and Upper Hall
- Master Suite with Sitting Area and Large Walk-In Closet
- Master Bathroom with Whirlpool and Huge Shower
- Navien Tankless Water Heater with Recirculation System for Instant Hot Water in Showers and Sinks
- Two 95% Efficient Trane Variable Speed Furnaces for Zoned Heating/Cooling, Superior Comfort and Energy Efficiency
- "Level 5" Spray Plaster Drywall Finish for Smoother, More Durable Walls and Ceilings
- Security System, Asphalt Driveway, and Professional Landscaping
- Many Upgrades Included
- NY State Energy Star Labeled Home



585-586-0953