

SALES INFORMATION

Prices per each cottage plan start in the mid \$200,000's.

To purchase a cottage or obtain more sales information, please call or send us an email. Leave your name, mailing address, daytime phone number, and email address.

Email:
info@mcconnellhomes.com

404-874-6767

For complete floor plans and color renderings of each cottage style, please visit our website at:

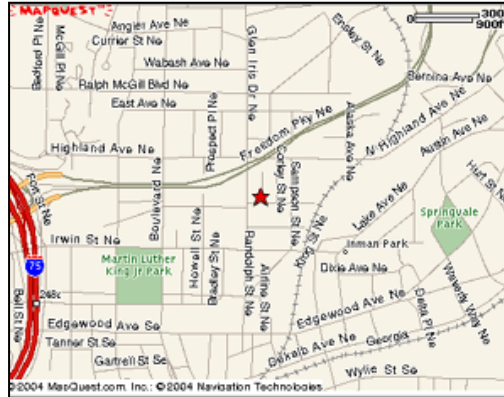
WWW.MCCONNELLHOMES.COM

PICK YOUR OWN VINE!

Our professional Landscape Architect, Paul Bradford of the firm Kolas Bradford & Associates, has created a list of twelve vines that will perform well in our Southern climate. These aren't just cottages—they are vine covered cottages! Purchasing your cottage before landscape installation begins gives you a chance to select the vine that will grace your cottage.



Plans, prices, specifications and schedule are subject to change without notice.



213 LAMPKIN STREET

ATLANTA, GA 30312



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LAMPKIN STREET COTTAGES



PRESENTED BY



INTOWN LIVING AT AFFORDABLE PRICES

Designed by renowned architect Robert Reed, each cottage is styled after local historic districts in order to blend seamlessly into the surrounding neighborhood. Local craftsmen help create these cottages with the same quality and detail as our larger custom homes. The result is well appointed and well planned spaces for vibrant Intown living with a small town feel.

A shared central courtyard and extensive landscaping, along with old-fashioned front porches for visiting with neighbors, provide comfortable surroundings without the responsibility of maintenance. Meeting and gathering places situated out in the beautiful Atlanta weather surrounded by blooming butterfly bushes and fragrant perennial gardens makes the living space of each cottage seem much larger than the actual square footage.

Because each house meets the high standards of EarthCraft and Energy Star, they not only cost less to maintain, but are also environmentally friendly.



THE NEIGHBORHOOD

From your front door to the spectacular Freedom Parkway trail is only a half block. If you use the trail frequently for leisurely strolls, walking your dog, or a quick run after work then you know how beautiful the trail is with its mix of skyline views and parklike setting. Local cafés within walking distance include Jake's Ice Cream and the Highland Bakery. Having gathering places close by is what makes Intown living so special. The Cottages at Lampkin are also within blocks of other amenities and historic sites such as the Sweet Auburn District, the Martin Luther King, Jr. district and the Natatorium, which offers year round swimming.



LIVING IN A COTTAGE COMMUNITY

The cottages are oriented for maximum privacy while also maintaining the density popular in the movement toward New Urbanism. Front porches give a feeling of separation, while also presenting plenty of opportunities to socialize. A centrally located gazebo provides room for a cookout and the sod lawn is just big enough for a quick game of Frisbee or Sunday sunbathing.

ELEVATIONS AND PLANS

We designed the Cottages to have maximum charm appeal and great amenities not often found in smaller dwellings. Each cottage has a Master Bedroom and a more flexible space that can function as a home office or guest quarters. We are using hardwood floors and vintage tile to create an easy care first floor, while upstairs bedrooms are carpeted for maximum comfort.

Our kitchens feature cottage style cabinets with custom designed touches and bead board detailing. A McConnell Home isn't complete without granite countertops and stainless appliances.

Lots of windows and skylights mean every cottage is flooded with light. Rear patios and decks look out over the extensively landscaped central courtyard. The vines that hang on trellises over each deck maintain privacy and give individuality to each cottage.

CONVENIENT LOCATION

The Old Fourth Ward is one of Atlanta's hottest neighborhoods. Located directly next to Inman Park and separated from Midtown by newly energized Ponce De Leon Avenue, the Old Fourth Ward is packed with history and character. The Cottages are just to the western end of Highland Ave, with quick access to Virginia Highland, Little Five Points and the Downtown area. Close by are Georgia Baptist, the Carter Center and Georgia Tech. Easy commuting and access to Interstates 75 and 85 is provided by Freedom Parkway.