



Park Center Pointe

From the Mid \$300's

SALES CENTER

404-747-3135

Andrew Fullilove
Pamela Williams

LOCATION

**1174 Park Center Circle
Austell, GA 30168**

Hours

**Sunday and Monday: 1 pm - 6 pm
Tuesday-Saturday: 11 am - 6 pm**

FIND MORE ONLINE



Call **404-747-3135** for more information

KerleyFamilyHomes.com

*Information believed accurate but not warranted and subject to change without prior notice. All drawings and elevation renderings are artistic representations only. Floor plan details & final decisions to be made by Kerley Family Homes. This document is for informational purposes only and is subject to change without notice. Please contact onsite agent for details regarding availability, lots and options. Updated 2025-12-07



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Welcome to Park Center Pointe

Are you ready to make your dream of homeownership come true? Park Center Pointe in Austell, GA, is just what you've been searching for—a cozy community of 51 new townhomes right here in Cobb County, designed for convenience and connection.

A Townhome That Fits Your Life

At Park Center Pointe, we've thought of everything to make life here easy and comfortable. Here are just a few of the many highlights our new construction townhomes have to offer:

- 3 and 4 Bedroom Plans for everyone to have their own space
- 2 Car Garages with plenty of room for cars, bikes, and all the extras
- Open Concept Living with breakfast areas, fireplaces, and sleek hardwood floors
- Private Covered Porches and Patios

Close to Downtown Austell and Tons of Family Fun

Take the family to Six Flags Over Georgia for exciting rides, games, and seasonal events (3 Miles)

Escape to nature at Sweetwater Creek State Park or Lithia Springs Park (5 Miles)

Find amazing local eats and fun local events in Downtown Austell (5 Miles)

Hop on I-20 or I-285 for quick trips to Downtown Atlanta and Hartsfield-Jackson Airport (19 Miles)

Cobb County School District: Bryant Elementary School, Lindley Middle School, Pebblebrook High School

COMMUNITY HIGHLIGHTS

[Request Community Information](#)

Hometown Series Floor Plans

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3 and 4 Bedroom Options

Open Concept Floorplans

12 Miles Northwest of Atlanta

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Base Pricing by Floor Plan

| Plan | Elevations | Beds | Baths | Sq Ft |
|---------------------|------------|------|-------|-------|
| BAYBERRY - TOWNHOME | AA, BB, CC | 3 | 2.5 | 1,801 |
| REDBUD - TOWNHOME | AA, BB, CC | 4 | 2.5 | 1,860 |
| WISTERIA - TOWNHOME | AA, BB, CC | 4 | 2.5 | 1,851 |

Additional bedrooms, bathrooms, and optional rooms like media rooms, lofts, and other options may be available.
Base Pricing does not include Basement or Lot Premium Costs. Contact for more details.

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Available Homes

| Homesite | Plan | Beds | Baths | Sq Ft | Price |
|-------------|---------------------|------|-------|-------|-----------|
| HOMESITE 12 | REDBUD - TOWNHOME | 4 | 2.5 | 1,860 | \$344,990 |
| HOMESITE 13 | BAYBERRY - TOWNHOME | 4 | 2.5 | 1,801 | \$346,900 |
| HOMESITE 14 | WISTERIA - TOWNHOME | 4 | 2.5 | 1,851 | \$347,900 |
| HOMESITE 4 | BAYBERRY - TOWNHOME | 3 | 2.5 | 1,801 | \$364,990 |
| HOMESITE 45 | BAYBERRY - TOWNHOME | 3 | 2.5 | 1,801 | \$372,990 |
| HOMESITE 41 | | 4 | 2.5 | 2,066 | \$389,990 |

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Community Site Map



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Included Features

Kitchen And Breakfast Areas

- 30" stained wall cabinets
- Granite countertops
- 50/50 stainless steel undermount sink
- Pull-out brushed nickel kitchen faucet
- Garbage disposal
- Recessed refrigerator and ice maker hook-up
- Pantry closet with wire shelving

Living Areas

- Premium vinyl flooring (per plan)
- Premium wall-to-wall carpet with 5 lb pad in bedrooms, upper floor, and stairs
- Sherwin Williams paint on interior walls with white ceilings and trim
- 3-1/4" baseboard on first and second floor
- Interior doors 6-8" with 356 casing

Bathrooms

- Stained cabinets
- Cultured marble vanity countertops
- Designer brushed nickel faucet fixtures
- Designer brushed nickel towel bar, towel ring, and tissue holder (per plan)
- Vinyl flooring

Exterior Finishes

- 6-panel fiberglass front door
- Full-lite exterior patio door
- Vinyl single hung windows
- 5" seamless gutters with downspouts (per plan)
- Vinyl shutters (per plan, per elevation)
- James Hardie® siding
- Brick and/or stone accents (per elevation)
- 2 exterior outlets (per plan)

Quality Features

- LED flush lights (per plan)
- Smart tube w/outlet in family room and primary bedroom
- 2 television jacks - family room and primary bedroom
- 1 telephone jack
- 150 amp service
- Hardwired smoke detectors every bedroom with battery back-up
- Carbon monoxide detectors
- Electric dryer hook-up
- Stamped steel garage door
- Concrete front porches and driveways
- 50 gallon water heaters
- 3/4" tongue & groove - screwed & glued down sub floor
- Fully engineered roof and floors
- 25-year 3-tab asphalt shingles
- Pestban® in wall pest treatment system
- Window blinds

Energy Package

- R-38 blown-in attic insulation in living areas
- R-13 wall insulation
- R-38 fiberglass batt insulation in vaulted living room ceilings
- 15-SEER high-efficiency HVAC system
- Programmable thermostats (zoned per plan)
- Energy Star® appliances

- Energy efficient windows
- Blower door testing

Builder Quality

- Homeowner warranty 1-2-10
- One year workmanship & material warranty
- Two year systems warranty
- Ten year structural warranty
- Member of the Greater Atlanta Home Builders Association
- Certified Professional Home Builder

*Revised 12.07.2025

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Kerley Family Homes' Approved Lender

Why Use an Approved Lender

When you use an approved lender, they take care of all the financing details. Our loan officers frequently work from our sales centers in various locations for easy access. The financing process runs more smoothly when you work with a lender who knows what the buyers needs from the beginning to the end of the building process

- Immediate Pre-Qualifications and Pre-Approval
- Competitive Interest Rates
- Different Programs to Choose From
- Consistent and Frequent Status Updates

Receive a Portion of Your Closing Costs

Kerley Family Homes is paying a portion of the closing costs on your new home when you use our preferred lender. Our experienced lender partners will walk you through the financing process, and you keep a portion of your closing costs. No strings attached.



AMERIS BANK
MORTGAGE SERVICES

Jill Bertolani - AVP - Senior Mortgage Banker

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