



Marcia Wallace Team 816-251-1745



REECE NICHOLS



## Community

If it's time to shift gears to a more leisurely pace and do the things you want to do, it's time for you to visit Fairfield Woods, Lee's Summit's newest maintenance provided, worry free neighborhood. Amenities provided in this community include lawn care, snow removal, trash, and sprinkler system (including total maintenance and water).

Located just east of I-435 on Woods Chapel Road, Fairfield Woods is a secluded 10+ acre gem, carved from a forest of mature trees and announced by a spectacular water feature at its entry. You'll enjoy arriving home to the refreshing sound of a water fall cascading into an 800 square foot glistening pond. A neighborhood conversation park is adjacent to the water feature. Fairfield Woods attributes its name to the trees that frame the neighborhood.

The homes at Fairfield Woods reflect a French Country flavor seasoned to embrace an all American lifestyle. Unique curving roof lines will distinguish Fairfield Woods homes from others built in greater Kansas City. The use of stone fascias and shuttered windows will make the homes even more unique.

The interior of Fairfield Woods homes will utilize only the finest materials. General Electric Profile appliances will be featured in each home's gourmet kitchen.

Four home styles are available for your consideration at Fairfield Woods. The Rosewood, the Birchwood, the Willow, and the Silver Oak. Every home at Fairfield Woods will feature stucco exteriors, forty-year Timberline roofs, Certainteed vinyl windows, and a 2-10 Home Warranty.

While the neighborhood enjoys a secluded setting it is convenient to many local services and attractions. Independence Center is less than 10 minutes away, as is Truman Sports Complex. Surrounding recreational lakes offer over 2,000 acres of surface for fishing and water sports. The Country Club Plaza, Downtown Kansas City and Kansas City International Airport are all within an approximate 30 minute drive.

Fairfield Woods is not a sprawling, production built, cookie cutter, master-planned community. Rather, it is a small, unique masterfully planned neighborhood. Only 37 homes will be built in Fairfield Woods. So, if it's time to contemplate some changes and shift gears into a more personalized lifestyle, we hope you'll consider Fairfield Woods.

*The Lifestyle You've Earned, the Comforts You Deserve...*