



FORTIS



827 DARTMOUTH STREET, ORLANDO

Under Construction.

FORTIS ENTERPRISES delivers another stunning display of expert craftsmanship and flawless grace. Located in the most lovely neighborhood in College Park, this amazing home has a breathtaking view of Dartmouth Park. Fortis Enterprises is offering a 4 BDRM 3.5 BATH custom home with 2,548 sf. of living space, promising exceptional beauty throughout. We start with your gourmet chef's kitchen, designed to be the impressive focal point of the first floor, open to the Great room, prewired for sound, perfect for entertaining. The rich superb, engineered hardwood flooring starts in the foyer and follows you throughout the main area, putting a beautiful accent on the carefully selected cabinets with soft close hinges, under cabinet lighting and impressive Quartz countertops. Enjoy entertaining your family and guests in this stylish kitchen and cooking on your 36" 5 burner gas Cooktop. The walk-in pantry is perfectly



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located for easy access. Your gourmet kitchen completes itself with the striking appliance package by Thermador including a 24" Zephyr wine cooler. Downstairs you will also find the office/guest room with a unique en-suite bathroom and a spacious walk-in closet, double three panel accent doors, all with the same rich wood flooring. Upstairs leads to the sizable master bedroom sure to impress with all the natural lighting and again rich wood flooring. The soothing master bathroom has a spectacular standalone soaking tub, a separate glass enclosed walk-in shower with rain head shower, double vanities, and lush quartz counter tops. The over-sized custom walk-in closet is smartly designed to keep everything in its place. The two secondary bedrooms have wood flooring and enjoy a Jack and Jill bathroom with stunning granite countertop and a separate tub with a shower. The bold laundry room is perfectly located upstairs for convenience. Enjoy endless hot water throughout with the Tankless water heater. Your very private back lanai is an inspiration with a smart half bath just off the main room with access to the lanai. The vaulted ceiling with lavish tongue and groove only accents this spectacular summer kitchen also prewired for sound. The carefully selected granite counter tops and unique backsplash plays well with the built-in Bar-B-Que grill, outdoor wine cooler and stunning exhaust fan. The detached two car garage has a glossy epoxy finish and includes an electric vehicle charging station.

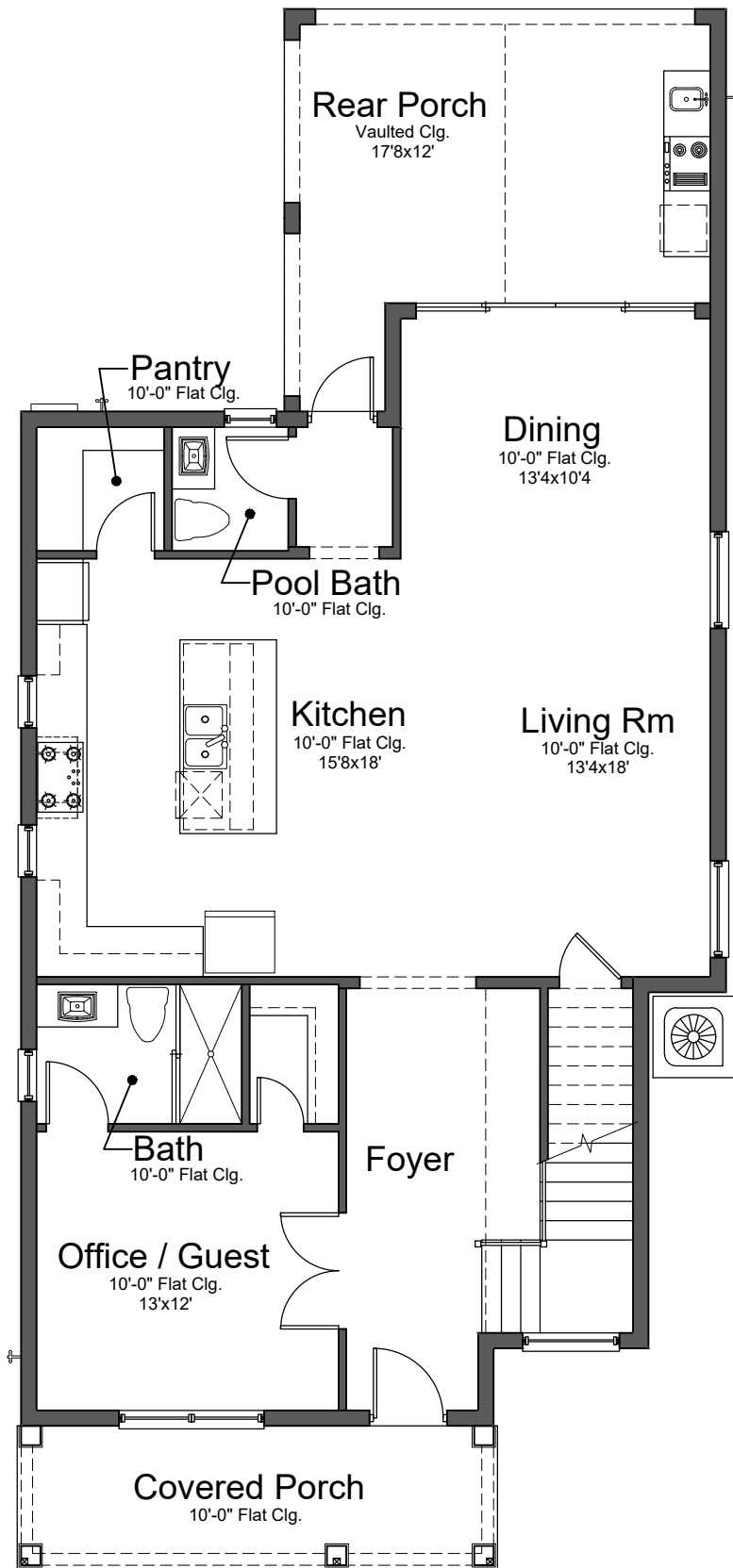
This exquisite custom home offers:

One-year all-inclusive Builder Warranty | Ten-year Structural Warranty

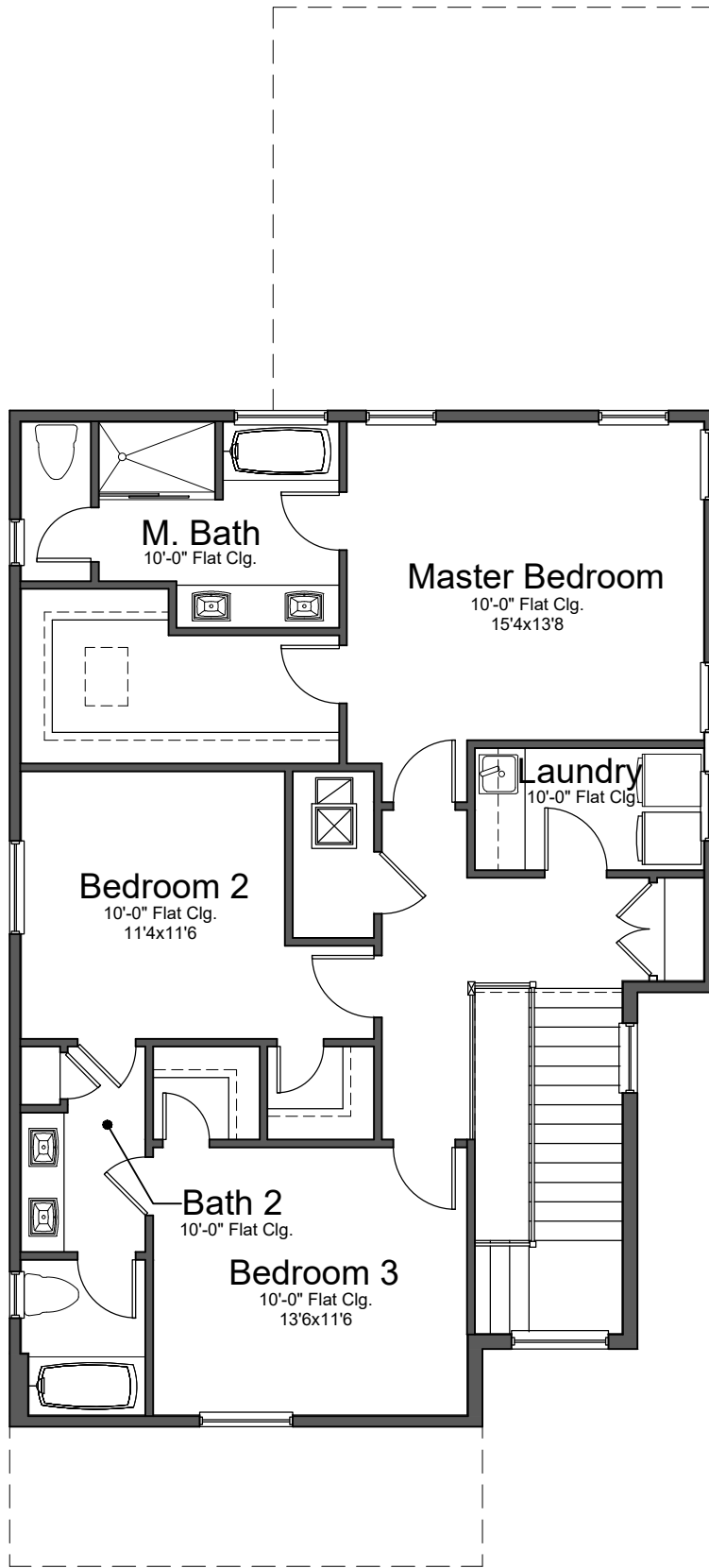
One-year Renewable Termite Bond

Manufacturer Warranties for All Appliances, Tankless Water Heaters, and HVAC Equipment

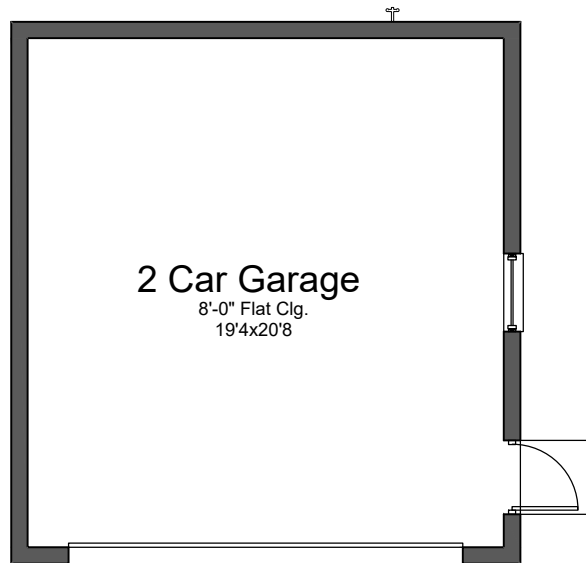
Make your dreams come true right here in College Park.



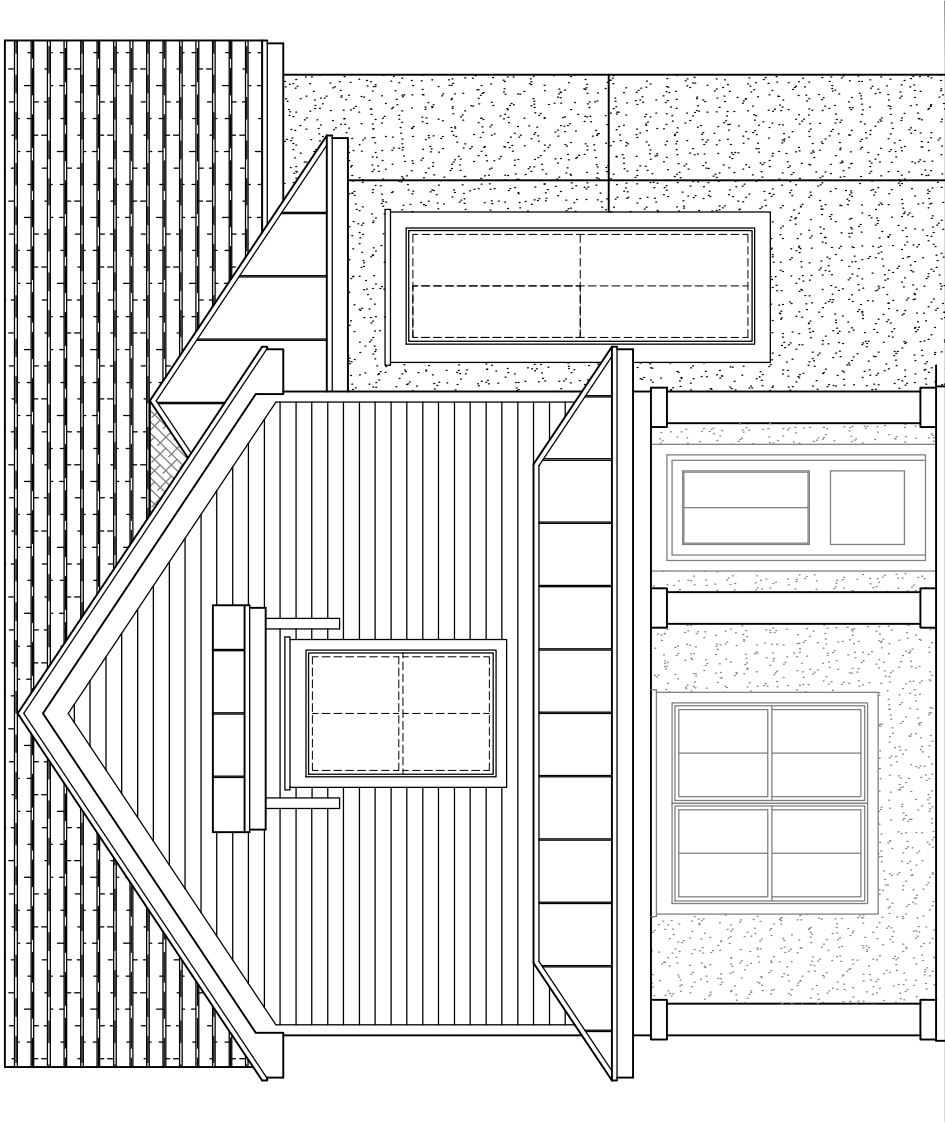
DARTMOUTH LOT 40
 3 Bedroom / 4 Bath
 2,548 TOTAL LIVING



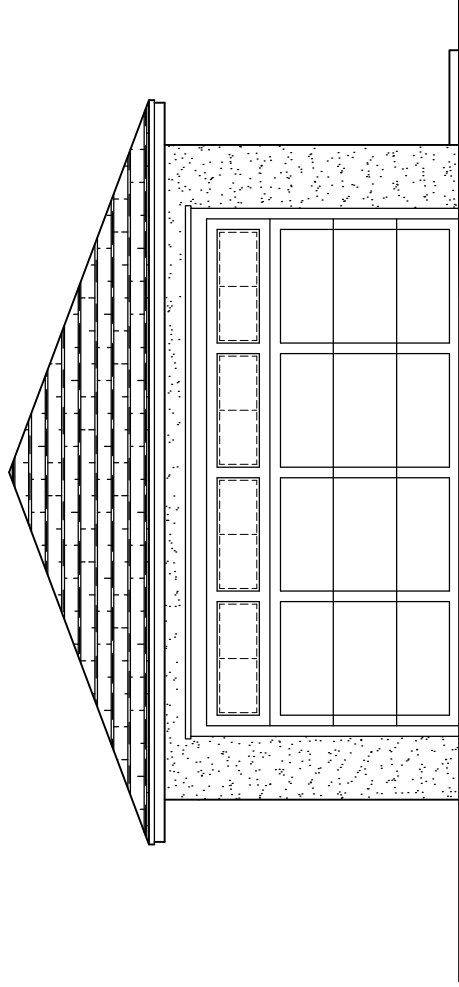
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