



*An Exciting New Cobb County Community offering  
Traditional Homes Nestled just off Maxham Road with the  
convenience of the East/West Connector, I-20 & I-285.*

## COMMUNITY PROFILE

**Sales Center**  
**770.941.9199**  
**770.941.9299 fax**  
**MaxhamFarm@redoakhome.com**  
**www.redoakhome.com**



# HOME CHARACTERISTICS



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## COMMUNITY CHARACTERISTICS

- 161 Homesites
- Beautiful Pool & Cabana with Restrooms
- Sodded Front and Side Yards with Pine Islands
- Underground Telephone and Electric Service
- Street Lights Provided by Local Utility Company
- Complete Mail Box, Installed
- Sidewalks

## EXTERIOR FEATURES

- Vinyl Siding and Brick Accents (per plan)
- 10 X 12 Poured Concrete Patio (per plan)
- Two Exterior Water Faucets, Front and Rear
- Complete Gutter Systems
- Screens on Operational Vinyl Windows
- Weatherproof Electrical Outlet at Front and Rear
- 

## CONSTRUCTION FEATURES

- Fiber Reinforced Monolithic Slab Foundation, or Steel Mesh Reinforced
- Engineered Roof and Webbed Floor Trusses
- Sub flooring Glued, Nailed and Secured with Screws
- 1 Year Builders Warranty

## SPECIAL FEATURES

- Central Heating and Air Conditioning
- Energy Efficient Gas Heating
- Pre-wire for Ceiling Fans in Master Bedroom and Living Room
- All Bedrooms Wired for Overhead Lighting
- Pre-wire for Cable TV in Master Bedroom and Living Room
- Smoke Detectors
- Recessed Water Connections
- Connection for Electric or Gas Dryer with Vent to Outside
- Pre-wire for Telephone in Kitchen, Master Bedroom and Living Room
- Ceiling Fan in Family Room

## SPECIAL FEATURES CONT'D

- Pre-wire for Security System
- Wall-to-Wall Carpet with Cushion Padding
- Vinyl Flooring in Kitchen, Laundry and All Baths
- Pre-Finished Hardwood Flooring in Foyer

## KITCHENS

- Natural Gas Cooking
- Double Stainless Steel Sink with Hand Sprayer
- Pantry with Ventilated Shelving (Per Plan)
- Appliances, Gas Range, Range Hood, Dishwasher and Garbage Disposal—Black
- Upgraded Wood Panel Cabinetry
- Solid Surface Kitchen Countertops

## BATHROOMS

- Double Vanities in Selected Plans
- Vinyl Floors in Master Bath
- Garden Tub in Master Bath (Per Plan)
- Full Size Mirrors in all Baths

## FINISHING TOUCHES

- Fireplace with Wood Mantle and Gas Starter (Per Plan)
- Choice of Brick or Slate Fireplace Surround
- 6 Panel Doors Throughout Interior
- Light Fixtures Provided for All Rooms, Choice of Package (presale)
- Ventilated Shelving in Closets Throughout

## ENERGY SAVING FEATURES

- Energy Wise Natural Gas for Heating, Cooking, and Fireplace
- R-30 Blown Insulation in Attic Area
- R-13 Insulation in all Exterior Walls
- Insulated Steel 6 Panel Exterior Doors
- Vinyl Insulated Low E Argon Gas Windows
- Steel Garage Doors





# SCHOOLS, UTILITIES & GOV'T

**Sales Center**  
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## **Public Schools**

Cobb County School Information  
www.cobb.k12.ga.us

### **Austell Primary Elementary**

Betty Jo Jackson - Principal Grade K-1  
5600 Mulberry Street  
Austell, GA 30106  
770-819-5804

### **Austell Intermediate Elementary**

Clint Terza - Principal Grade 2-5  
5243 Meadows Road  
Powder Springs, GA 30127  
770-819-2387

### **Garrett Middle School**

Dr. Philip Page - Principal  
5235 Austell Powder Springs  
Austell, GA 30106  
770-819-2466

### **South Cobb High School**

Dr. Grant Rivera - Principal  
1920 Clay Road  
Austell, GA 30106  
770-819-2611

## **Private Schools**

### **Cumberland Christian**

2356 Clay Road SW  
Austell, Georgia 30106  
770-819-6443 phone  
678-945-0224 fax  
e-mail: office@cumberlandchristian.org  
www.cumberlandchristian.org

### **Whitefield Academy**

One Whitefield Dr.  
Mableton, Georgia 30126  
678-305-3000 phone  
678-305-3010 fax  
e-mail - lindas@whitfieldacademy.com  
www.whitefieldacademy.com

## **Colleges & Universities**

### **Kennesaw State University**

1000 Chastain Road  
Kennesaw, GA 30144  
770-423-6000  
www.kennesaw.edu

### **Southern Polytechnic**

1100 S. Marietta Pkwy.  
Marietta, GA 30060  
770-528-7200  
www.spsu.edu

### **Chattahoochee Tech**

980 South Cobb Drive  
Marietta, GA 30060  
770-528-4545  
www.chat-tec.com

### **Georgia State University**

33 Gilmer Street SE  
Atlanta, GA 30303  
404-651-6000  
www.gsu.edu

### **Georgia Tech**

Atlanta, GA 30332  
404-894-2000  
www.gatech.edu

## **Utilities**

### **Austell Gas**

770-948-1841 x.2002  
www.austell.org

### **Georgia Power**

888-655-5888  
www.southernco.com/gapower

### **Bellsouth**

404-780-2355  
www.bellsouth.com

## **Utilities cont'd**

### **Cobb County Water**

770-423-1000  
www.cobbwater.org

### **Comcast Cable**

678-887-3776  
www.comcast.com

### **Dish Network Satellite**

770-439-3000  
www.dishnetwork.com

### **Smith Sanitation**

770-941-2498

## **Government**

### **Emergency Fire & Police 911**

### **Vehicle Registration**

770-528-4020  
www.dmv.ga.gov

### **State Driver's License**

770-528-3251  
www.dmv.ga.gov

### **Voter's Registration**

770-528-2300  
http://www.fec.gov/votregis/vr.htm

### **Tax Commissioner**

770-528-8600  
www.cobbtax.org

### **Cobb County Sheriff**

770-371-2391

### **Police Department**

770-499-3900

### **US Post Office**

800-275-8777, www.usps.com





# PARKS & RECREATION

**Sales Center**  
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## **Recreation**

### **Lake Allatoona**

770-382-4700

<http://allatoona.sam.usace.army.mil/>

### **White Water Park**

770-424-9283

[www.sixflags.com](http://www.sixflags.com)

### **Cobb County Youth Museum**

770-427-2563

### **Stone Mountain Park**

770-498-5600

[www.stonemountainpark.com](http://www.stonemountainpark.com)

### **Six Flags Over Georgia**

770-739-3400

[www.sixflags.com](http://www.sixflags.com)

### **Zoo Atlanta**

404-624-5604

[www.zooatlanta.com](http://www.zooatlanta.com)

### **Kennesaw Nat'l Battlefield**

770-427-4686

[www.kennesawmountain.com](http://www.kennesawmountain.com)

### **Mable House Amphitheater**

770-819-7765

[www.mablehouseamphitheater.com](http://www.mablehouseamphitheater.com)

## **Parks & Recreation cont'd**

### **Cobb County Parks**

770-528-8800

[www.co.cobb.ga.us/prca/](http://www.co.cobb.ga.us/prca/)

### **Hurt Road Park**

990 Hurt Road, Marietta

5 softball fields, 4 tennis courts, playground, fitness trail, picnic pavilion, sand volleyball court

### **Jim R. Miller Park**

2245 Callaway Road, Marietta

(770) 528-8875

2 multi-use buildings, pond, equestrian ring, market plaza, cross country track

### **Lions Park**

620 Lions Club Drive, Mableton

2 baseball fields, playground, community center

### **Lost Mountain Park**

4845 Dallas Highway, Powder Springs  
(770) 528-8885 (recreation center)

baseball field, 8 softball fields, 2 football fields, 2 batting cages, 2 playgrounds, fitness trail, jogging trail, picnic pavilion, 2 ponds, Recreation Center

### **Nickajack Park**

3630 Oakdale Road, Mableton

softball field, baseball field, softball/football field, 4 tennis courts, batting cage, 2 playgrounds, fitness trail, 2 picnic pavilions

### **Powder Springs Park**

3899 Brownsville Road, Powder Spgs

5 baseball fields, swimming pool, 2 playgrounds, picnic pavilion

## **Parks & Recreation cont'd**

### **Rhyne Park**

4145 King Springs Road, Smyrna

2 softball fields, 4 tennis courts, batting cage, 2 playgrounds, fitness trail, 3 picnic pavilions

### **South Cobb Recreation Center**

875 Six Flags Drive, SW, Austell

gymnasium, meeting rooms, kitchen, multi-purpose field

### **Thompson Park**

570 Nickajack Road, Mableton

(770) 819-3215 (community center) picnic pavilion, community center, lake, hiking trails, handicapped-accessible fishing pier and playground

### **Tramore Park**

2150 East-West Connector, Marietta

11 soccer fields, playground, fitness trail

### **Wallace Park**

6289 Pisgah Road, Mableton

baseball field, multi-use court, 4 tennis courts, playground, fitness trail, 2 picnic pavilions, softball field, baseball/football field

### **Wild Horse Creek Park**

3820 Macedonia Road, Powder Springs

5 softball fields, baseball field, football field, soccer field, 4 tennis courts, playground, fitness trail, picnic pavilion, lake, community center, horseshoe pits, BMX track, equestrian ring





# SPORTS, RETAIL & MEDICAL

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## **Golf Centers**

**Legacy Links Golf Course**  
1825 Windy Hill Road, Marietta  
(770) 434-6331  
www.legacyfoxcreek.com

**Cobblestone Golf Course**  
4200 Nance Road, Acworth  
(770) 917-5151  
www.cobblestonegolf.com

**Dogwood Country Club**  
4207 Flint Hill Road, Mableton  
(770) 941-2202  
www.dogwoodgolf.org

## **Tennis Centers**

**Fair Oaks Park**  
1460 West Booth Road, Marietta  
(770) 528-8480

**Harrison Park**  
2653 Shallowford Road, Marietta  
(770) 591-3151

**Kenworth Park**  
4100 Highway 293, Acworth  
(770) 917-5160

**Sweetwater Park**  
2447 Clay Road, Austell  
(770) 819-3221

**Terrell Mill Park**  
480 Terrell Mill Road, Marietta  
(770) 644-2771

**Lost Mountain Park**  
4845 Dallas Highway, Powder Spgs  
(770) 528-8525

## **Shopping**

**Town Center Mall**  
770-424-0915  
www.simon.com

**Galleria Mall**  
770-955-9100  
www.galleriaspecialty mall.com

**Cumberland Mall**  
770-435-2206  
www.cumberlandmall.com

**Perimeter Mall**  
770-394-4270  
www.perimetermall.com

## **Medical Centers**

**Cobb Hospital**  
770-732-5751

**Kennestone Hospital**  
770-426-3111

**Smyrna Hospital**  
770-434-0710

**Northside Hospital**  
404-851-8000

