

# KIAWAH RIVER

CHARLESTON SEA ISLANDS

*South Carolina*

## DESIGN SELECTIONS



 SAUSSY BURBANK

8064 JACK ISLAND DRIVE

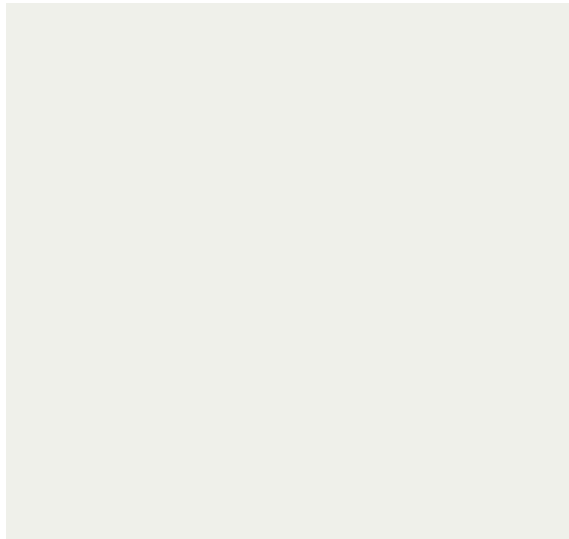
LOT ED-21  
MONARCH - C

# EXTERIOR COLORS



## ROOFING

5-V METAL ROOF - GALVALUME



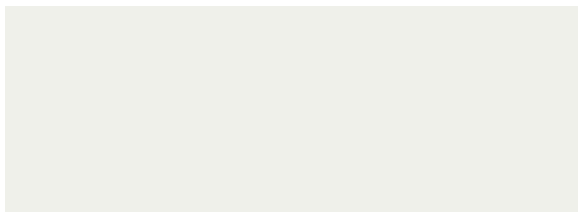
## SIDING

CHARLESTON WHITE DCR100



## FRONT DOOR

HAWTHORNE SW3518 - STAIN



## LOUVERS, ACCENT, TRIM, BRACKETS, PORCH

CHARLESTON WHITE DCR100



## PORCH CEILING

PIAZZA BLUE DCR075

# EXTERIOR FINISHES



**FRONT & REAR PORCH FAN**  
ROZZEN 52"  
MIDNIGHT BLACK



**FRONT DOOR CEILING**  
KEAR MEDIUM HANGING LANTERN  
AGED IRON



**REAR DOOR & STAIRS TO INTERIOR**  
KEAR SMALL BRACKETED  
AGED IRON



**GARAGE DOOR**  
KEAR MEDIUM BRACKETED  
AGED IRON



**FRONT DOOR HANDLESET**  
SCHLAGE CENTURY  
MATTE BLACK



**BIKE STORAGE**  
CIRQUE SMALL OUTDOOR  
FLUSH MOUNT  
CHARCOAL



**EXTERIOR & INTERIOR DOORS**  
SCHLAGE LATITUDE  
MATTE BLACK

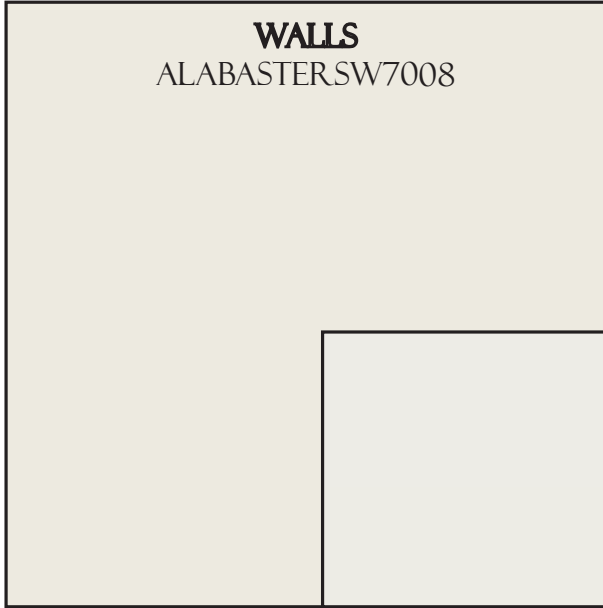


**UNDER FRONT PORCH**  
CIRQUE LARGE OUTDOOR FLUSH MOUNT  
CHARCOAL



**KEYLESS ENTRY - STAIR HALL TO  
GARAGE DOOR**  
TOUCH CENTURY  
MATTE BLACK

# INTERIOR COLORS

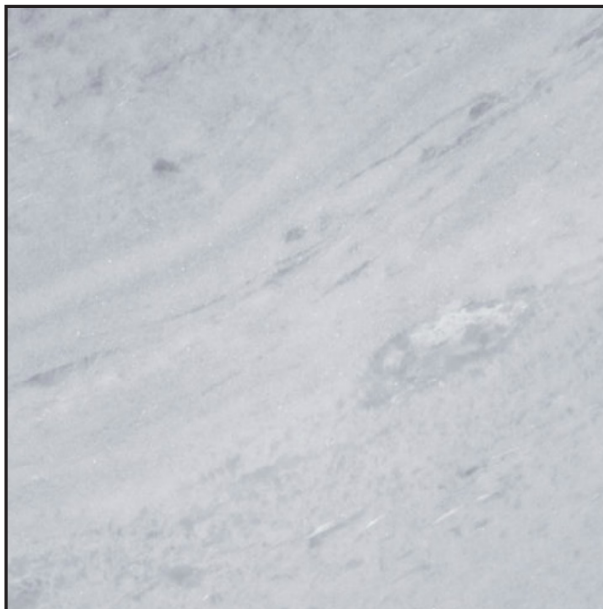


**WALLS**  
ALABASTER SW7008

**CEILING, DOORS & TRIM**  
PURE WHITE SW7005



**HARDWOOD FLOORING**  
AZALEA LANE - WINDSOR PARK  
HICKORY - WHEAT



**FIREPLACE SURROUND**  
ARCTIC GREY  
MARBLE

# INTERIOR FINISHES



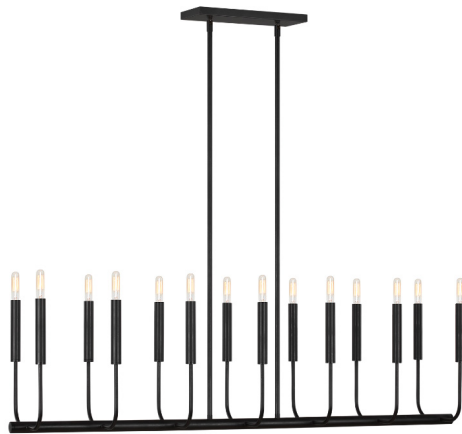
**LOFT**  
ROZZEN 52"  
MIDNIGHT BLACK



**FAMILY ROOM**  
MAVERICK 60"  
MIDNIGHT BLACK



**STAIRWELL WALL MOUNT**  
BEAUMONT MEDIUM TAIL SCONCE  
AGED IRON



**DINING ROOM**  
BRIANNA LINEAR CHANDELIER



**KITCHEN ISLAND**  
HANA GRANDE PENDANTS  
NIGHTSHADE BLACK



**KITCHEN SINK WALL**  
SALEM SINGLE ARM  
SCONCE  
MIDNIGHT BLACK



**STAIR HALL, BED 3 & 4 HALL, MB**  
**WALK-IN CLOSET HALL**  
NODES SEMI-FLUSH MOUNT  
MIDNIGHT BLACK

# INTERIOR FINISHES



**MASTER BATH, BATH 2 & 4 VANITIES**  
GALASSIA 3-LIGHT SCONCE  
MIDNIGHT BLACK



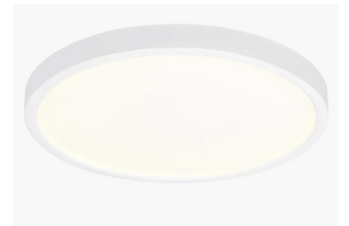
**MB WALK-IN CLOSET 1**  
NODES MEDIUM FLUSH MOUNT  
MIDNIGHT BLACK



**MASTER BEDROOM, BED 3 & 4**  
ROZZEN 52" LED FAN  
MIDNIGHT BLACK



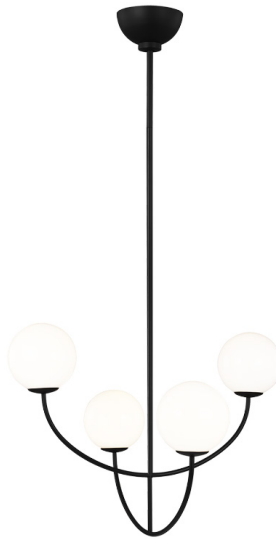
**MASTER BATH TOILET**  
NODES MEDIUM FLUSH MOUNT  
MIDNIGHT BLACK



**BED 3 CLOSET**  
TRAVERSE FLUSH MOUNT  
WHITE



**BATH 3 VANITY**  
HANEA MINI PENDANT  
NIGHTSHADE BLACK



**OFFICE / BEDROOM 2**  
GALASSIA 4-LIGHT CHANDELIER  
MIDNIGHT BLACK



**MB WALK-IN CLOSET 2**  
NODES SMALL FLUSH MOUNT  
MIDNIGHT BLACK

# KITCHEN



**BACKSPLASH**  
PASSION 3X8 BLANCO  
HORIZONTAL BRICKLAY ORIENTATION



**PERIMETER & ISLAND COUNTERTOP**  
CALCATA PLATA QUARTZ



**AIRSWITCH BUTTON**  
MATTE BLACK



**SINK FAUCET**  
TRINSIC  
MATTE BLACK



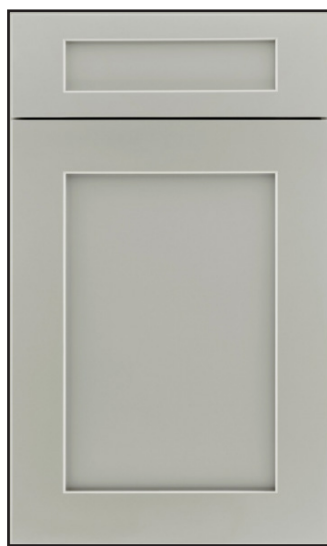
**POT FILLER**  
CONTEMPORARY  
MATTE BLACK



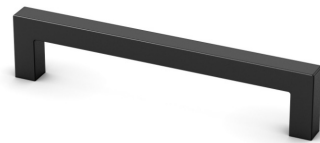
**KITCHEN SINK**  
KOHLER 90 DEGREE SINGLE  
STAINLESS



**PERIMETER CABINETS**  
NEW HAVEN LINEN



**ISLAND CABINETS**  
NEW HAVEN STONE



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK

# APPLIANCES



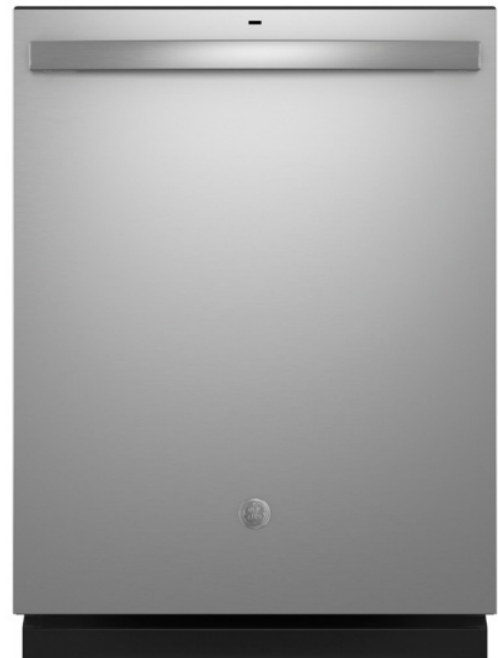
**MICROWAVE**  
SMD2470ASY  
STAINLESS - 24"



**RANGE**  
CGY366P2TSI  
STAINLESS - 36"



**REFRIGERATOR**  
GFE28GYNFS  
STAINLESS - 36"



**DISHWASHER**  
GDT635HSR.SS  
STAINLESS

# MASTER BATH



**VANITY FAUCET**  
TRINSIC - WIDESPREAD  
MATTE BLACK



**SHOWER WALLS**  
4X16 CATCH - ICE GLOSSY  
HORIZONTAL BRICKLAY



**SHOWER FLOOR**  
2X2 STERLINA II MOSAIC  
ASPHALT MATTE



**BATHROOM FLOOR**  
8X10 STERLINA II HEX  
ASPHALT MATTE  
GROUT - CHARCOAL MAPEI



**SHOWER SYSTEM**



**SINK**  
RECTANGULAR  
WHITE



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK

**TUB FAUCET**



**COUNTERTOP**  
CALCATA PLATA QUARTZ



**FREESTANDING BATH-TUB**  
BRIOSO 66X36



**CABINETS**  
SONOMA - LINEN



**FRAMELESS ENCLOSURE**  
PHOTO FOR ILLUSTRATION ONLY  
BLACK

# BATH #2



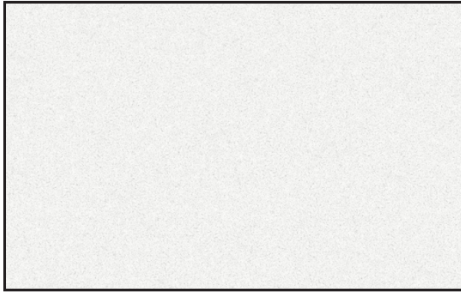
**SINK**  
RECTANGULAR  
WHITE



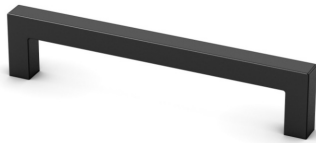
**VANITY FAUCET**  
TRINSIC - SINGLE  
MATTE BLACK



**SHOWER WALL**  
3X12 CATCH ICE MATTE  
VERTICAL STRAIGHT STACKED



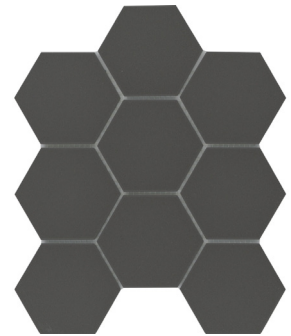
**COUNTERTOP**  
BLANCO MAPLE QUARTZ



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK



**SHOWER FIXTURE**  
TRINSIC  
MATTE BLACK



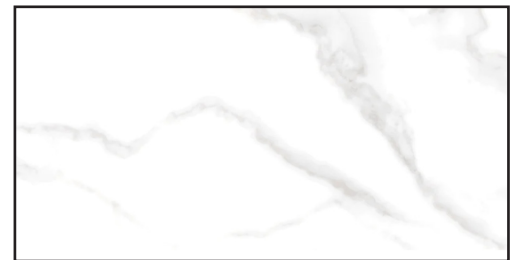
**SHOWER FLOOR**  
SOURCE HEX - BLACK



**CABINETS**  
SONOMA - STONE



**FRAMELESS ENCLOSURE**  
PHOTO FOR ILLUSTRATION ONLY  
BLACK



**FLOOR TILE**  
12X24 SERENDRA LUNA MATTE  
BRICKLAY

# BATH #3



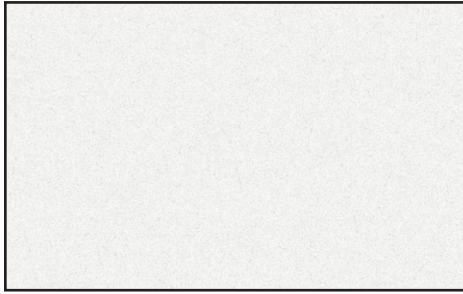
**SINK**  
RECTANGULAR  
WHITE



**VANITY FAUCET**  
TRINSIC - SINGLE  
MATTE BLACK



**SHOWER WALL**  
3X12 CRAFT II PICKET - WHITE GLOSSY  
VERTICAL



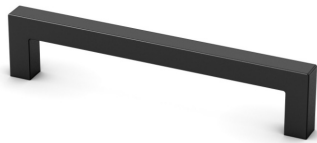
**COUNTERTOP**  
BLANCO MAPLE QUARTZ



**SHOWER FIXTURE**  
TRINSIC  
MATTE BLACK



**SHOWER FLOOR**  
2X2 COSMOPOLITAN MESH  
MOSAIC - CHARCOAL



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK



**CABINETS**  
SONOMA - STONE



**FRAMELESS ENCLOSURE**  
PHOTO FOR ILLUSTRATION ONLY  
BLACK



**FLOOR TILE**  
12X24 COSMOPOLITAN - CHARCOAL

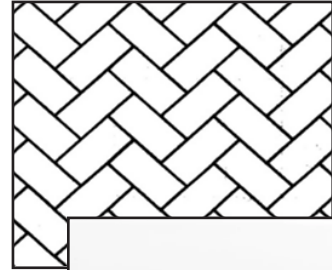
# BATH #4



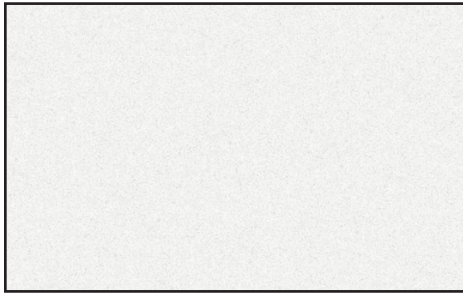
**SINK**  
RECTANGULAR  
WHITE



**VANITY FAUCET**  
TRINSIC - SINGLE  
MATTE BLACK



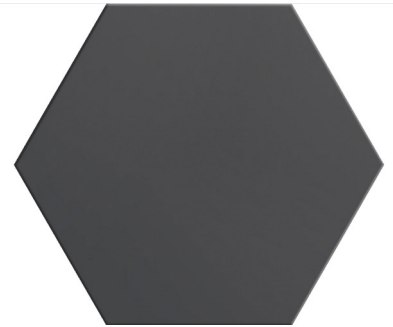
**SHOWER WALL**  
4X16 CATCH ICE MATTE  
HERRINGBONE



**COUNTERTOP**  
BLANCO MAPLE QUARTZ



**SHOWER FIXTURE**  
TRINSIC  
MATTE BLACK



**FLOOR TILE**  
8X9 HEKSA MATTE BLACK



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK



**CABINETS**  
SONOMA - STONE



**STEEL TUB**

# LAUNDRY



**LAUNDRY ROOM**  
LUCERNE FLIGHT FLUSH MOUNT  
MIDNIGHT BLACK



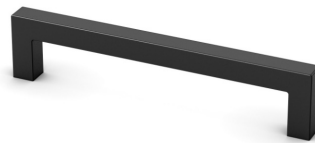
**SINK FAUCET**  
TRINSIC  
MATTE BLACK



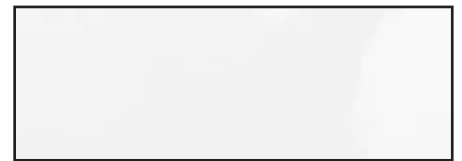
**HALLWAY**  
NODES SEMI-FLUSH MOUNT  
MIDNIGHT BLACK



**CABINETS**  
SONOMA - LINEN



**CABINET HARDWARE**  
TEMPO  
MATTE BLACK



**BACKSPLASH**  
3X6 CATCH - GLOSSY ICE  
GROUT - FROST MAPEI



**COUNTERTOP**  
METEOR SHOWER - QUARTZ



**WASHER**  
PFW950SPTDS - BLACK

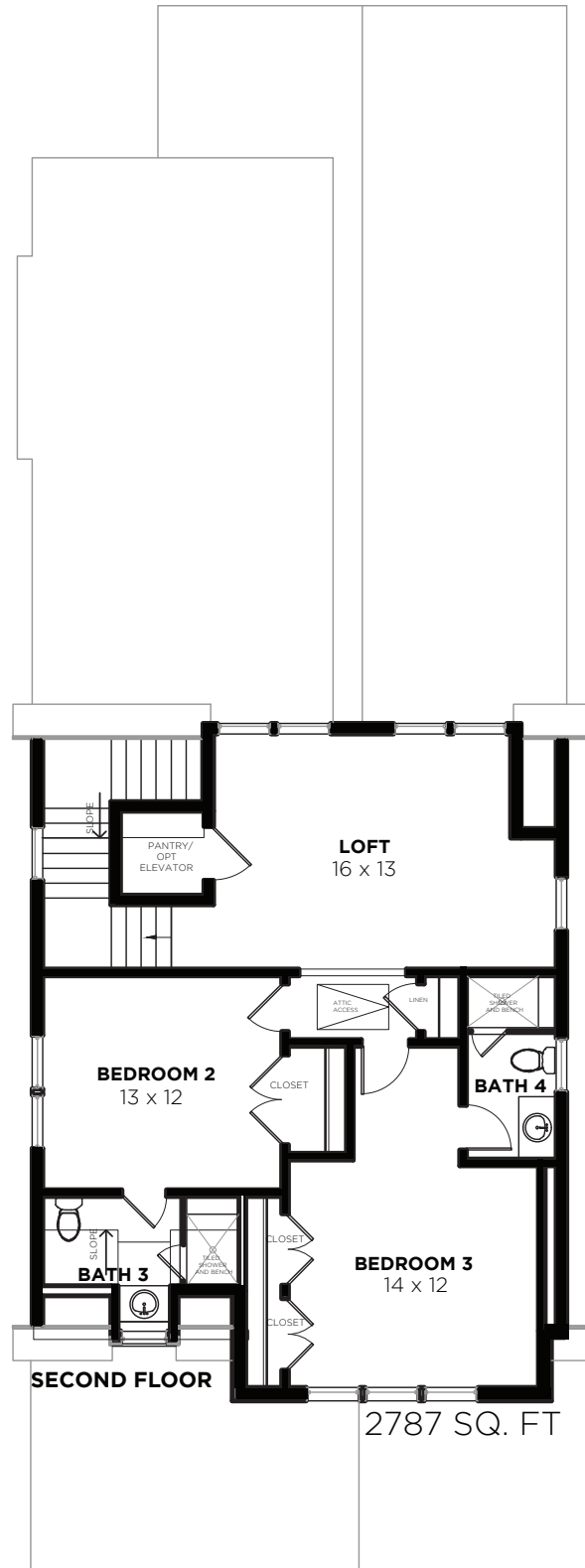
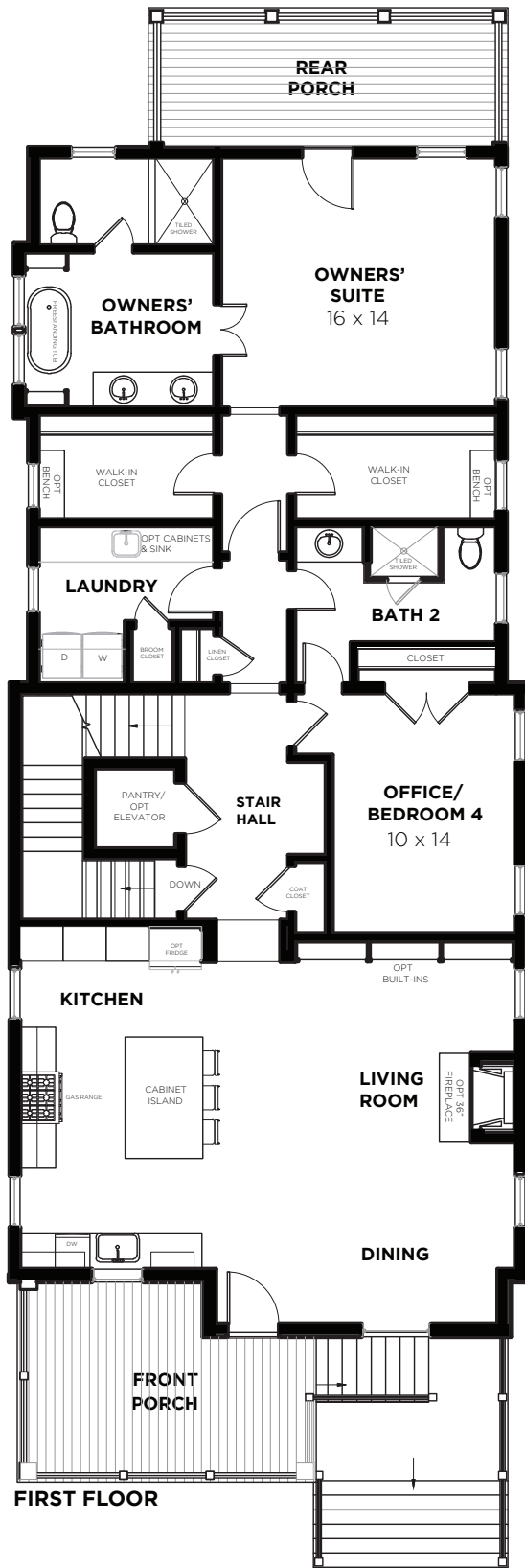


**DRYER**  
PFD95ESPTDS - BLACK



**FLOOR TILE**  
18X18 NOSTALGIA - SAGA

# HOUSE FLOOR PLAN



2787 SQ. FT

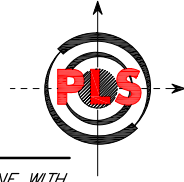
# PLOT PLAN

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD	DIRECTION
C1	1175.00	57.67	57.66	S71° 34' 43"W

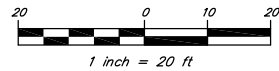
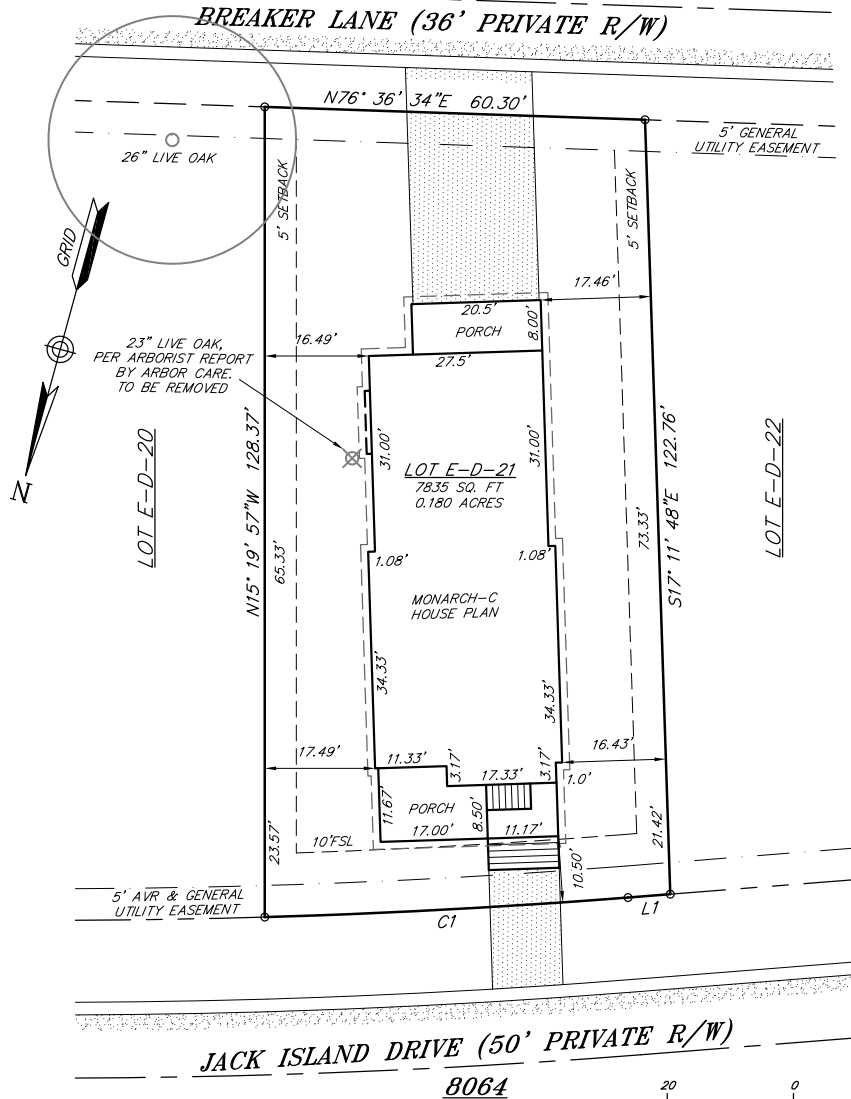
LINE TABLE		
LINE	DIRECTION	LENGTH
L1	S70° 10' 21"W	6.70

TREE SCALED FROM  
REFERENCE PLAT

SETBACKS PER REFERENCED PLAT  
AND SHOULD BE VERIFIED WITH  
ALL GOVERNING MUNICIPALITIES  
AND ASSOCIATIONS BEFORE  
FUTURE DESIGN OR CONSTRUCTION  
  
10'FSB = 10' FRONT SETBACK



PROPERTY LINE WITH  
PROPERTY CORNER.



PREPARED FOR SAUSSY BURBANK

**PLOT PLAN** SHOWING LOT 21, BLOCK "D", TMS# 212-00-00-202  
KIAWAH RIVER SUBDIVISION, PARCEL "E", PHASE 2C

LOCATED ON JOHN'S ISLAND, CHARLESTON COUNTY, SOUTH CAROLINA

SCALE: 1" = 20'

DATE: JUNE 29, 2022

REFERENCE: PLAT RECORDED IN PLAT BOOK L21, PAGE 0112 OF 111-112 - COND.

LOT MAY BE SUBJECT TO EASEMENTS AND RESTRICTIONS NOT OBVIOUS OR APPARENT TO THE SURVEYOR.

PROPERTY APPEARS TO LIE IN FLOOD ZONE AE (ELEV. 11), 45019C 0645 K, REVISED JANUARY 29, 2021

FLOOD ZONE SHOULD BE VERIFIED WITH GOVERNING MUNICIPALITY BEFORE CONSTRUCTION. FEMA REVISION CHECK: 06/29/2022

NOTE: ALL ELEVATIONS ARE ASSUMED

KR-E-D-21pp/ JKM

PARKER LAND SURVEYING, LLC  
5910 GRIFFIN STREET, HANAHAN, SC 29410  
TEL.: (843) 554-7777 FAX: (843) 554-7779

THIS PLOT PLAN DOES NOT REPRESENT A LAND SURVEY, WAS NOT  
PREPARED FOR RECORDATION, AND IS NOT SUITABLE FOR DEEDING  
OF PROPERTY. NO GROUND SURVEY WAS PERFORMED.