

LOT 1823  
293 BRIGHTSIDE TRAIL

 SAUSSY BURBANK

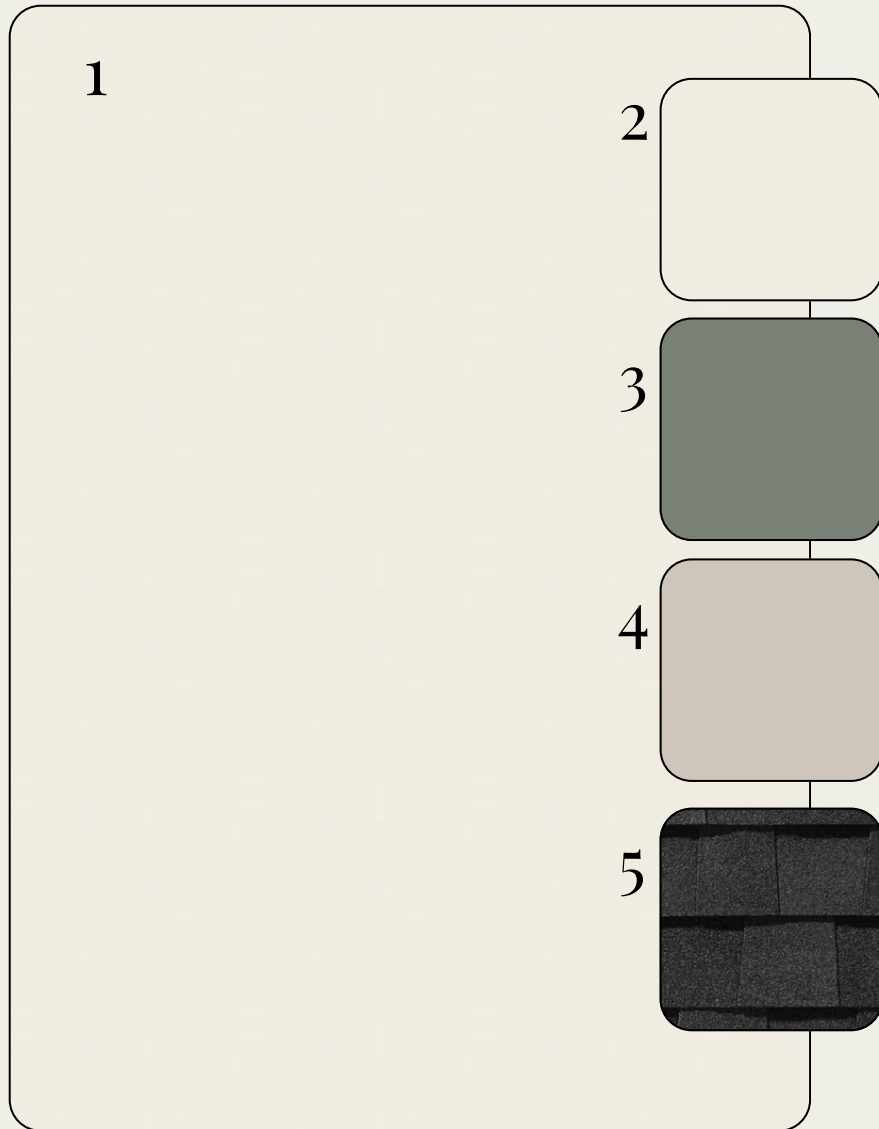


\*OPTIONAL UPGRADES MAY BE SHOWN ON ARTIST'S RENDERING. SEE AGENT FOR DETAILS

BEACON-N

# EXTERIOR SELECTIONS

1. SIDING - GREEK VILLA (SW7551)
2. TRIM - GREEK VILLA (SW7551)
3. EXTERIOR DOORS- RETREAT (SW6207)
4. FOUNDATION - WORLDLY GREY (SW7043)
5. ROOF- MOIRE BLACK



# EXTERIOR HARDWARE & LIGHTING



1. FRONT DOOR HARDWARE -  
SUTTON - BLACK
2. INTERIOR DOOR HARDWARE -  
STRATUS KNOB - BLACK
3. KEYLESS TOUCH ENTRY IN BLACK
4. REAR PORCH - GALENA WALL  
LANTERN - COPPER
5. FRONT DOOR & GARAGE DOORS  
- FREDERICKSBURG IN  
WEATHERED COPPER



# INTERIOR SELECTIONS

1

2

3

4

1. WALL PAINT- SNOWBOUND  
(SW7004)
2. TRIM PAINT - PURE WHITE  
(SW7005)
3. FLOORING - LVP -MOHAWK -  
LAKEMOOR BANKS - ELLIS  
(1ST FLOOR LIVING AREAS, PRIMARY BED &  
CLOSET, 2ND FLOOR HALLWAY, LAUNDRY)
4. CARPET -MOHAWK - LASTING  
HARMONY - WARM ALMOND  
(BED 2 & 3)

# INTERIOR LIGHTING

1

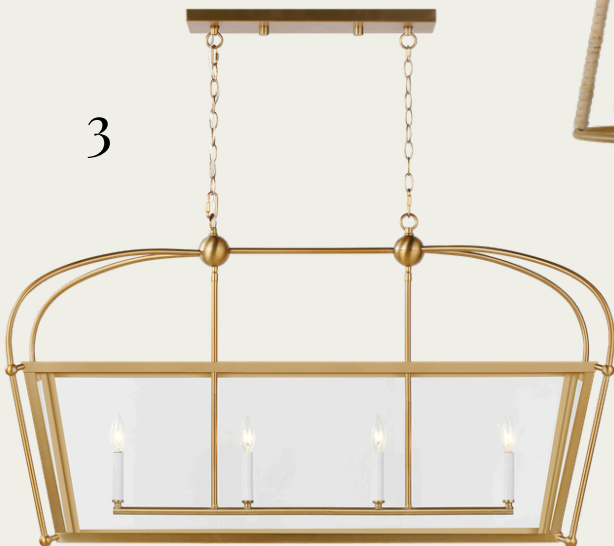


1. FAMILY ROOM - AVILA 54" LED CEILING FAN - WHITE/SATIN BRASS
2. FOYER - CORTES MEDIUM FLUSH MOUNT
3. DINING ROOM - CHARLESTON LINEAR LANTERN
4. CLOSETS - ROUND CEILING MOUNT - WHITE
5. BED 2 & 3 - LARSON FLUSH MOUNT
6. OWNERS BEDROOM - AVILA 54" LED CEILING FAN - WHITE

2



3



4



6



5



# KITCHEN



1



2



3

1. FAUCET/AIRSWITCH BUTTON - DELTA ANTONI - CHAMPAGNE BRONZE
2. SINK - MCALLISTER SS SINGLE BOWL UNDERMOUNT
3. PENDANT LIGHTS - NORMAN MEDIUM WICKER PENDANTS (X2)
4. COUNTERTOPS- CALCATTA CLASSIQUE
5. BACKSPLASH -PIGMENTA 3X8 -ACHRO (EXTENDED TO CEILING AT HOOD)
6. CABINET HARDWARE - TEMPO PULL
7. CABINETS - TIMBERLAKE BARNETT - PAINTED LINEN (PERIMETER) / PAINTED OAT (ISLAND) (SHADOWBOXED ISLAND PANELS)

4



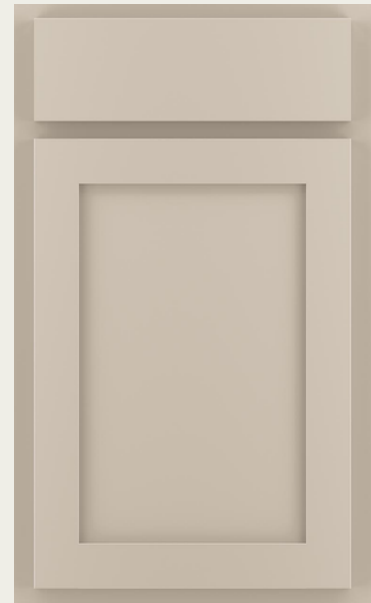
5



6



7



# APPLIANCES

1



1. HOOD - GE - JVV5301SJSS - STAINLESS STEEL
2. GAS RANGE - GE - GGS600AVFS - STAINLESS STEEL
3. MICROWAVE - SHARP - SMD2470ASY - STAINLESS STEEL
4. DISHWASHER- GE - GDT635HSRSS - STAINLESS STEEL

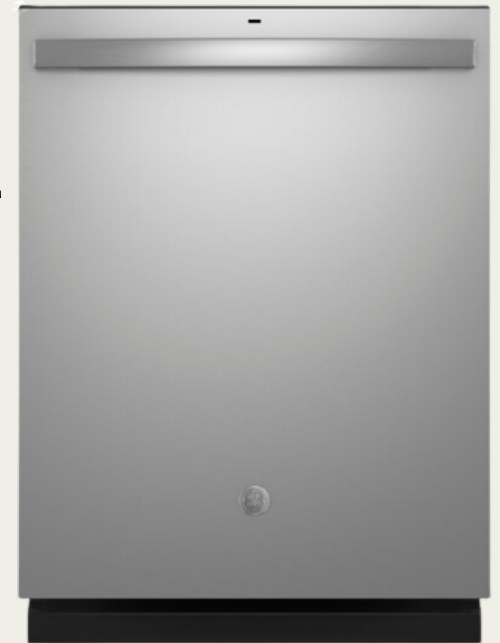
2



3



4



# PRIMARY BATHROOM



3

4



6



5

1. FAUCET- DELTA KAYRA - CHAMPAGNE BRONZE - WIDESPREAD (X2)
2. SINK-RECTANGULAR BASIN (X2)
3. BATHROOM LIGHTING - NORMAN 3-LIGHT (X2) - SATIN BRASS
4. CABINETS-TIMBERLAKE BARNETT - PAINTED OAT
5. COUNTERTOPS - CALACATTA CLASSIQUE
6. CABINET HARDWARE - TEMPO PULL
7. BATHROOM FLOOR - SOLARA 12X24 FIRENZA
8. SHOWER WALLS - CATCH 4X10 ICE
9. SHOWER FLOOR - SAVVY HEXAGON - OAT
10. SHOWER & TUB FIXTURES - DELTA KAYRA
11. STERLING SPECTACLE FREESTANDING TUB
12. SHOWER ENCLOSURE - FRAMELESS (LAYOUT AND FEATURES MAY VARY)



10



11

8



9

7



12



# BATHROOM TWO



1



3



2

4



6



9



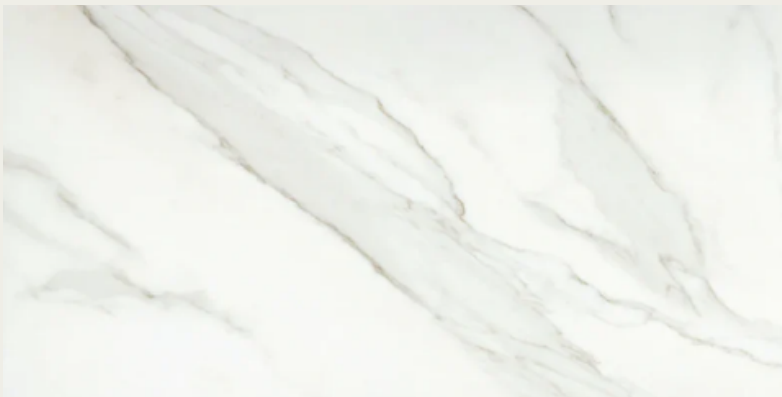
8



5



7



1. FAUCET- DELTA KAYRA - SINGLE HOLE (X2)
2. SINK-RECTANGULAR BASIN (X2)
3. BATHROOM LIGHTING -NORMAN 2-LIGHT - SATIN BRASS (X2)
4. CABINETS - TIMBERLAKE BARNETT - PAINTED OAT
5. COUNTERTOPS - CASHMERE TAJ
6. CABINET HARDWARE - TEMPO PULL
7. BATHROOM FLOOR - NOBLEZA 12X24 LUGO
8. TUB/SHOWER FIXTURE - DELTA KAYRA
9. TUB- VIKRELL TUB

# POWDER ROOM

1



2



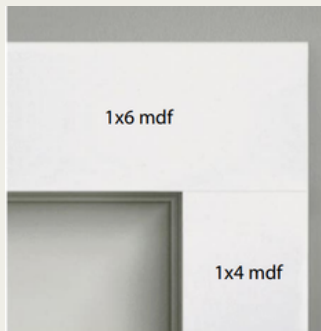
3



1. FAUCET- DELTA KAYRA - SINGLE
2. BATHROOM LIGHTING - NORMAN 2-LIGHT
3. PEDESTAL SINK - ARCHER - WHITE

# TRIMWORK & OTHER SELECTIONS

- BASEBOARDS – OPTIONAL 1X6
- WINDOW CASINGS – OPTIONAL  
1X4 LEGS, 1X6 HEADS W/ SILL

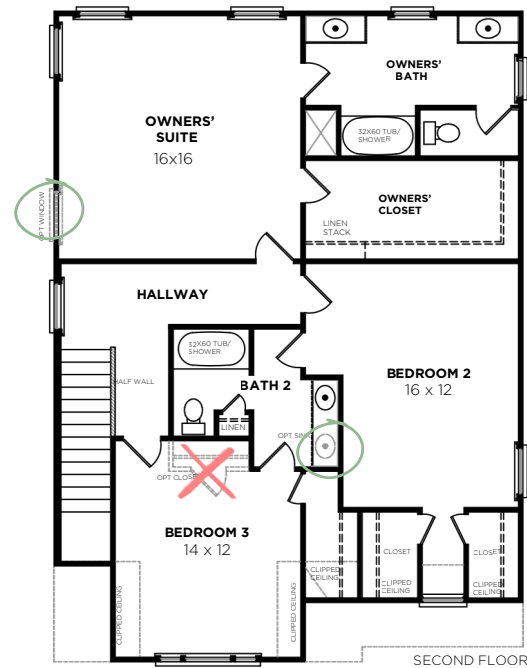
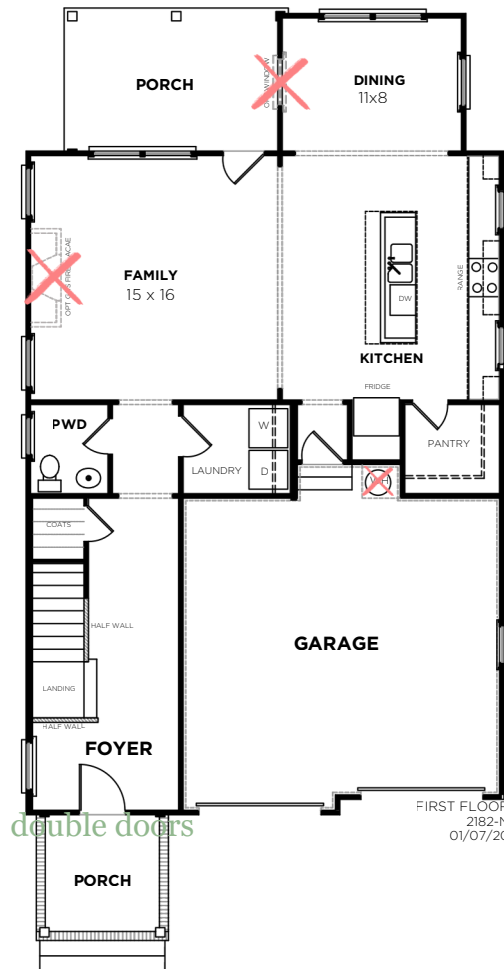
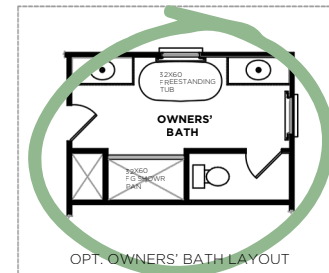


- DOUBLE FRONT DOORS
- OPT. PRIMARY BATH LAYOUT –  
TILE SHOWER &  
FREESTANDING TUB
- OPT. 2ND SINK IN BATH 2
- ADD 3052 WINDOW TO  
PRIMARY BATH

- DOOR CASINGS – STANDARD  
1X4 LEGS, 1X6 HEADS
- STAIRS – STAINED OAK TREADS  
W/ PAINTED RISERS



SAUSSY BURBANK



double doors

FIRST FLOOR  
2182-N  
01/07/20

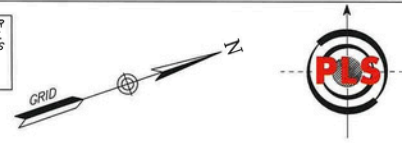
©2020. Saussy Burbank, LLC "Saussy Burbank" is a service mark of Saussy Burbank, LLC. Prices, plans, designs, architectural renderings, uses, dimensions, specifications, materials, availability, improvements and amenities depicted or described herein are subject to change or cancellation (in whole or in part) without notice. Illustrations may include artists' depictions and differ from final improvements. Equal housing opportunity.



| CURVE TABLE |         |        |       |                |
|-------------|---------|--------|-------|----------------|
| CURVE       | RADIUS  | LENGTH | CHORD | DIRECTION      |
| C1          | 2374.62 | 46.47  | 46.47 | N18° 33' 54" E |
| C2          | 2175.42 | 44.13  | 44.13 | N18° 39' 19" E |

SETBACKS PER LOT SPECIFIC STANDARDS FOR MIDTOWN AND SHOULD BE VERIFIED WITH ALL GOVERNING MUNICIPALITIES AND ASSOCIATIONS BEFORE DESIGN OR CONSTRUCTION  
197FS = FRONT FACADE SETBACK

APPROXIMATE LOCATION OF PROPOSED STREET TREE TO BE INSTALLED (2.5 CALIPER)



BERKELEY COUNTY PLANNING & ZONING  
PLAN APPROVAL  
PER CH. 59

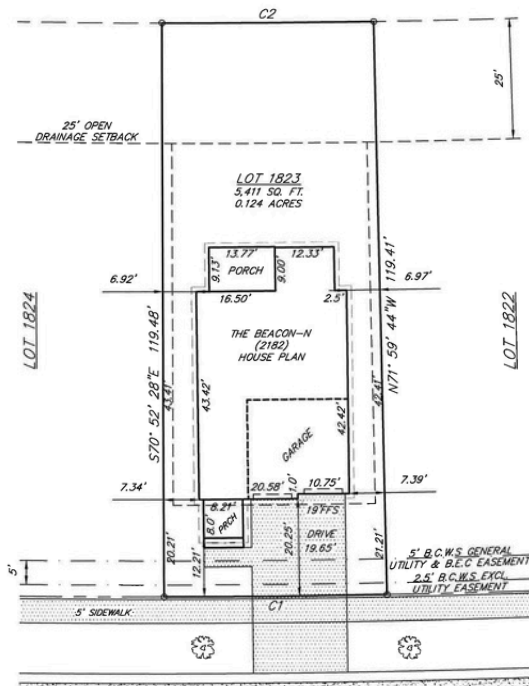
PLAN CASE #: RES-198527-2026

*C. Clark* 05/19/2026  
ADMINISTRATIVE OFFICER OR DESIGNEE DATE

\*\*A copy of the current approved plans shall be retained onsite for the duration of construction for purposes of inspection by County personnel. The approved plans shall be stored in a weatherproof permit box that is easily and safely accessible.\*\*

HOA #87  
TMS# 209-09-04-492

VARIABLE WIDTH DRAINAGE EASEMENT



BRGHTSIDE TRAIL (57' R/W)  
293



PREPARED FOR SAUSSY BURBANK

PLOT PLAN SHOWING LOT 1823, TMS# 209-09-04-417  
MIDTOWN SUBDIVISION, PHASE 3A OF NEXTON

LOCATED NEAR THE TOWN OF SUMMERVILLE, BERKELEY COUNTY, SC.

SCALE: 1" = 20'

REFERENCE: PLAT RECORDED AT INSTRUMENT #2026001749-01764

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

PROPERTY APPEARS TO BE IN FLOOD ZONE "X", 45015C 0580 E, REVISED DECEMBER 7, 2018

FLOOD ZONE SHOULD BE VERIFIED WITH GOVERNING MUNICIPALITY BEFORE CONSTRUCTION. FEMA REVISION CHECK: 04/11/26

NOTE: ALL ELEVATIONS ARE ASSUMED

NEV-1823-pp / STM

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

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

| IMPERVIOUS AREA           |            |
|---------------------------|------------|
| PRIMARY STRUCTURE.....    | 1,668 sqft |
| ACCESSORY STRUCTURE/..... |            |
| ADDITIONAL SITE WORK..... | 447 sqft   |
| PERVIOUS AREA.....        |            |
| LANDSCAPING.....          | 3,296 sqft |
| TOTAL.....                | 5,411 sqft |

PROPERTY LINE WITH  
PROPERTY CORNER.

