

The Oaks

The Oaks is Mill Pond's most intimate new community, an enclave of 64 townhomes in two characteristic styles. A perfect blend of low-maintenance living and high-quality craftsmanship provides a lifestyle that is both easy and charming.

Mill Pond is Carrollton's first master-planned swim and tennis community. Located between Newnan Road and Old Newnan Road, Mill Pond embraces over 100 acres of lush rolling countryside, filled with hardwoods, pine groves and spring-fed ponds.

Patrick Malloy Communities Townhomes will be priced from the \$110s to \$140s.

Location

Mill Pond is located in Carroll County in the city of Carrollton. Situated only minutes from shopping and dining in the historic Adamson Square and convenient to the University of West Georgia. From Atlanta, take I-20 West to exit 24, Hwy 61 Carrollton. Turn left and travel South for 11 miles to Northside (Hwy 166 Bypass) and turn left. Proceed 1.5 miles to the 2nd traffic light. Turn left on Hwy 16 South (Newnan Rd) and Mill Pond is on the left.

Townhomes

The Oaks at Mill Pond will feature two distinctive collections of Patrick Malloy Communities most popular townhomes.

The Williamsburg Collection features two-story townhomes with brick fronts featuring two and three bedroom options, including an owner's bedroom on the main and range from just over 1200 square feet to more than 1400 square feet.

The Williamsburg Collection is priced from the \$110s

The Cambridge Collection also features brick fronts with two and three bedroom townhomes with additional designer amenities such as vaulted bedroom ceilings, open hand railings, and tech center. These homes range in size from just over 1300 square feet to over 1500 square feet and feature single car garages.

The Cambridge Collection is priced from the \$120s



The Cambridge Collection

Amenities

A unique, historical clubhouse is centrally located to the neighborhoods and offers spacious entertaining areas for parties and special occasions. The clubhouse is complete with full kitchen, sound system and big screen TV. The indoor and outdoor dining areas overlook the beautiful Jr. Olympic swimming pool. Enjoy a game of tennis on the two lighted tennis courts adjacent to the children's playground area.

Schools

Carrollton Elementary
Carrollton Junior High
Carrollton High

For information on schools, please visit: www.carrolltoncityschools.net

Developer & Builder

Patrick Malloy Communities is among the most active builders in the metropolitan Atlanta area. Patrick Malloy Communities has built homes in several master planned communities including: Monarch Village, Summergrove, Avery Park, Canterbury and City Square. In addition, this third-generation homebuilder is constructing homes in several sections of Anneewakee Trails, a conservation community in Douglas County, Mirror Lake in Villa Rica, Mill Pond in Carroll County, Concorde Row at Ridenour in Cobb County, the Villages and the Lakes of Cedar Grove, Union Crossing and Providence Place in South Fulton County; North Village and West Grove at Harmony on the Lakes in Cherokee County.

Homes built by Patrick Malloy Communities offer exceptional features and fine details usually reserved for higher-priced homes. These features often include owners suites with sitting areas; vaulted and tray ceilings; quality name brands; and nine-foot ceilings. Architectural details and a variety of materials help define the distinctive home exteriors. Intricate care is taken to insure a quality home at an affordable For information on Patrick Malloy Communities, please visit: www.pmcommunities.com

Sales Info

For More Information: Contact our New Home Consultants at 770-214-0530 or visit us at www.Millpond.net



The Williamsburg Collection