

## 38 Grouse Lane Information

### Note:

The adjacent waterfront lot will be for sale after the closing of 38 Grouse Lane

The lot across Tarheel lake is greenspace

### Features:

20kW whole-house generator

HVAC is on a service contract with Blue Ridge Heating and Air Services

Radon mitigation system

50,000 BTU Quadra-Fire® Voyageur Grand Insert

### Sherwood Amenities:

Junior Olympic heated pool with clubhouse

Community center

18-hole, par 3 golf course

Tennis courts

Pickleball court

Basketball court

Dog run

Community garden space

Five lakes

Llama Caddies (Deal Closer)