



## Snead Golf Course 42 - 873 Sam Snead Drive

This 5-bedroom home is situated near the 14th fairway of The Snead golf course within the private Greenbrier Sporting Club community. Residents here will delight in fishing and water views from the back covered porch, while enjoying mountain and golf course views from within. The expansive, main-level master suite provides easy living, while the 4 additional bedrooms upstairs boast luxurious appointments. Location in this desirable neighborhood includes golf car access to your home and to the nearby Member's Lodge, offering exclusive Club amenities including dining, fitness, pool, and spa. Overall, this home offers a beautiful setting to enjoy "sleepy time down south."

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### *Perfect View of Howard's Creek from the Living Room*

Open to the kitchen and lined with windows for inspiring creek views, this living room features beautiful oak floors and a hand-stacked stone fireplace, flanked by a built-in bar area. This room is great for entertaining guests, with both an idyllic setting along the creek and great views of The Snead fairways.

***Great Room Dimensions: 23'10" x 16'10" = 401 SF***



### *Spacious Master Bedroom*

A beautiful and expansive downstairs master bedroom is bathed in baby blue, with a full-size, walk-in wardrobe with Closet Works Cabinetry System. The adjacent master bath features granite countertops and tile flooring, along with a jacuzzi tub and walk-in shower.

***Master Bedroom Dimensions: 23'10" x 18'8" = 445 SF***



### *A Gourmet Kitchen for the Ages*

This commercial grade kitchen is outfitted with professional Viking appliances, granite countertops, and highly detailed Crystal Cabinetry. This is a spacious and airy kitchen, which opens to the dining room.

***Kitchen and Dining Room Dimensions: 25'3" x 19' = 480 SF***

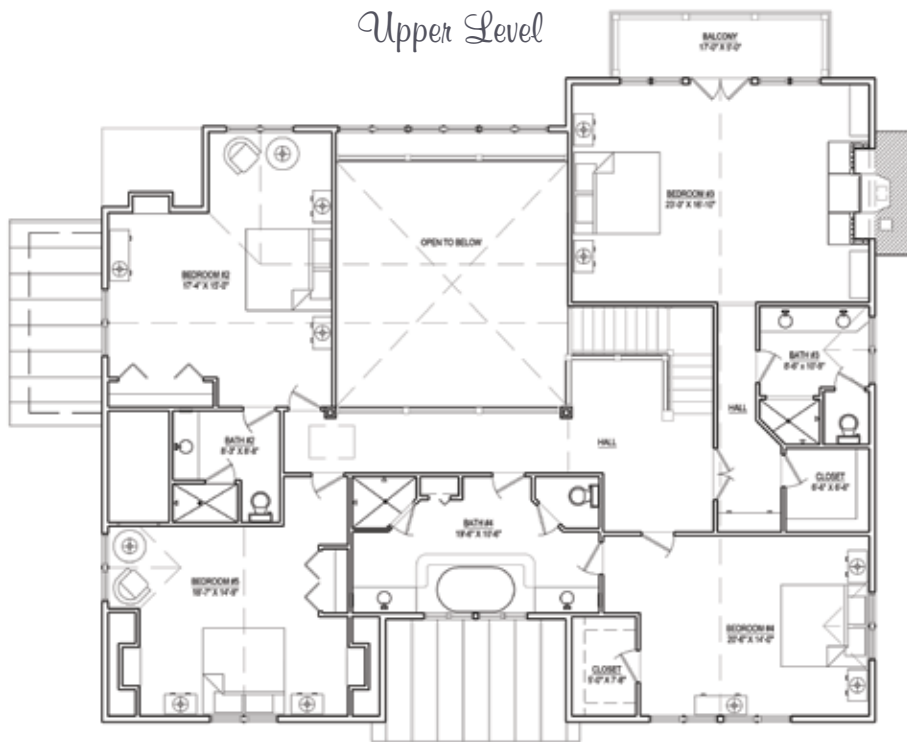


### *Luxurious Bathrooms*

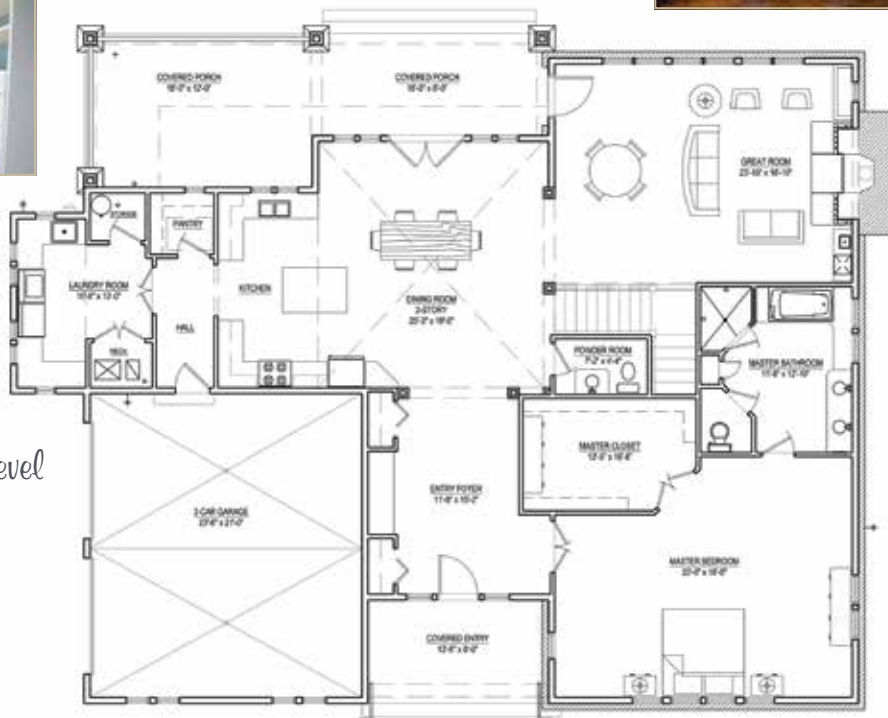
The second level bath is quite expansive, with a jacuzzi tub, luxury shower, his and her vanities, granite countertops, and tile flooring throughout. The home boasts 4.5 baths altogether, each as impressive as this one.

***Bath Dimensions: 19'6" x 14' = 273 SF***

Upper Level



Main Level



## Features

5 Bedrooms & 4 Full, 1 Half Bathrooms  
 Views Creek, Golf Course, & Mountain  
 Architect AM Architecture  
 Builder Erlewine Construction  
 Year Built 2007  
 Landscape Architect Riverbend Nursery  
 Square Footage 3,990 Heated (4,435 Total)

### Exterior Features

- Two-Car Garage with Laundry Room Access
- Stone Entry
- Cedar Shake Roof

### Interior Features

- Oak Hardwood Flooring
- Viking Appliances
- Crystal Cabinetry
- Granite Countertops in Kitchen and Laundry Room
- Built-in Bar and Viking Wine Refrigerator in Living Room
- Large Walk-in Closet with Closet Works Cabinetry System in Master Bedroom
- Tile Floors and Granite Countertops Throughout All Bathrooms
- Alarm System
- Stone Fireplace in 2nd Floor Master Bedroom
- Additional Room Dimensions:

Bedroom 2: 17'4" x 15' = 260 SF  
 Bedroom 3: 23' x 16'10" = 387 SF  
 Bedroom 4: 20'6" x 14' = 287 SF  
 Bedroom 5: 18'7" x 14'9" = 274 SF  
 Master Closet: 13'5" x 18'8" = 250 SF  
 Two-Car Garage: 23'6" x 21' = 494 SF





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community at The Greenbrier**



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- An award-winning golf course, The Snead – an 18-hole Tom Fazio-designed golf course
- Eastern-inspired spa, Ananda in the Alleghenies
- Full-service equestrian center with boarding option
- Sports complex with infinity pool
- Indoor squash courts
- 25-foot climbing wall
- An exclusive mountaintop lodge, The Summit, with Activities Barn offering basketball/volleyball courts and infinity pool, outdoor amphitheater, mini-golf and play ground
- Access to over 20 miles of hiking and biking trails
- Members enjoy complete access to the 55 activities and amenities at The Greenbrier resort, including three championship golf courses: The Old White TPC, The Greenbrier, and The Meadows.



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Obtain the Property Report as required by Federal law and read it before signing anything. No Federal Agency has judged the merits or value, if any, of this property. This is not intended to be an offer to sell nor a solicitation of offers to buy real estate in Greenbrier Sporting Club by residents of Hawaii, Idaho, Illinois, and Oregon or in any other jurisdiction where prohibited by law. This project is registered with the New Jersey Real Estate Commission, N.J. Reg. No. 11-59-0002. This project is registered in pursuant to New York State Department of Law's simplified procedure for Homeowners Associations with a De Minimus Cooperative Interest and contained in a CPS-7 application available from the sponsor. File No. HO-00-0082. This project is registered with the Pennsylvania State Real Estate Commission, Registration No. OL-000654. Use of recreational facilities and amenities requires a separate club membership. Plans, renderings, designs, dimensions, specifications, material and other depictions, as well as the number, type, availability, location, appearance and pricing of lots and homes are subject to change without notice. Illustrations are artists' depictions only and may differ from completed improvements. We are pledged to the letter and spirit of U.S. policy for the achievement of equal housing opportunity throughout the nation. We encourage and support an affirmative advertising and marketing program in which there are no barriers to obtaining housing because of race, color, religion, sex, handicap, familial status or national origin.