



**STONE MARTIN  
BUILDERS**



**220 Zinnia Lane  
Dothan, AL 36305  
Magnolia Trace**

**\$493,519**

**Plan:** Sutherland

**SQ FT:** 3,172

**Beds:** 4

**Baths:** 3.5

**Garage:** 2

## ABOUT THIS HOUSE

Unveil modern charm in the Sutherland floorplan, ideal for entertaining. Step into a spacious great room with a cozy fireplace, seamlessly connected to an open kitchen featuring granite countertops across the large island. The dining room, accessible through a large butler's pantry, sets the stage for elegant gatherings. Retreat to a private primary suite on the first floor, while upstairs offers a bright loft area and three large bedrooms. Embrace outdoor living with a covered front porch and back patio, completing this inviting abode.

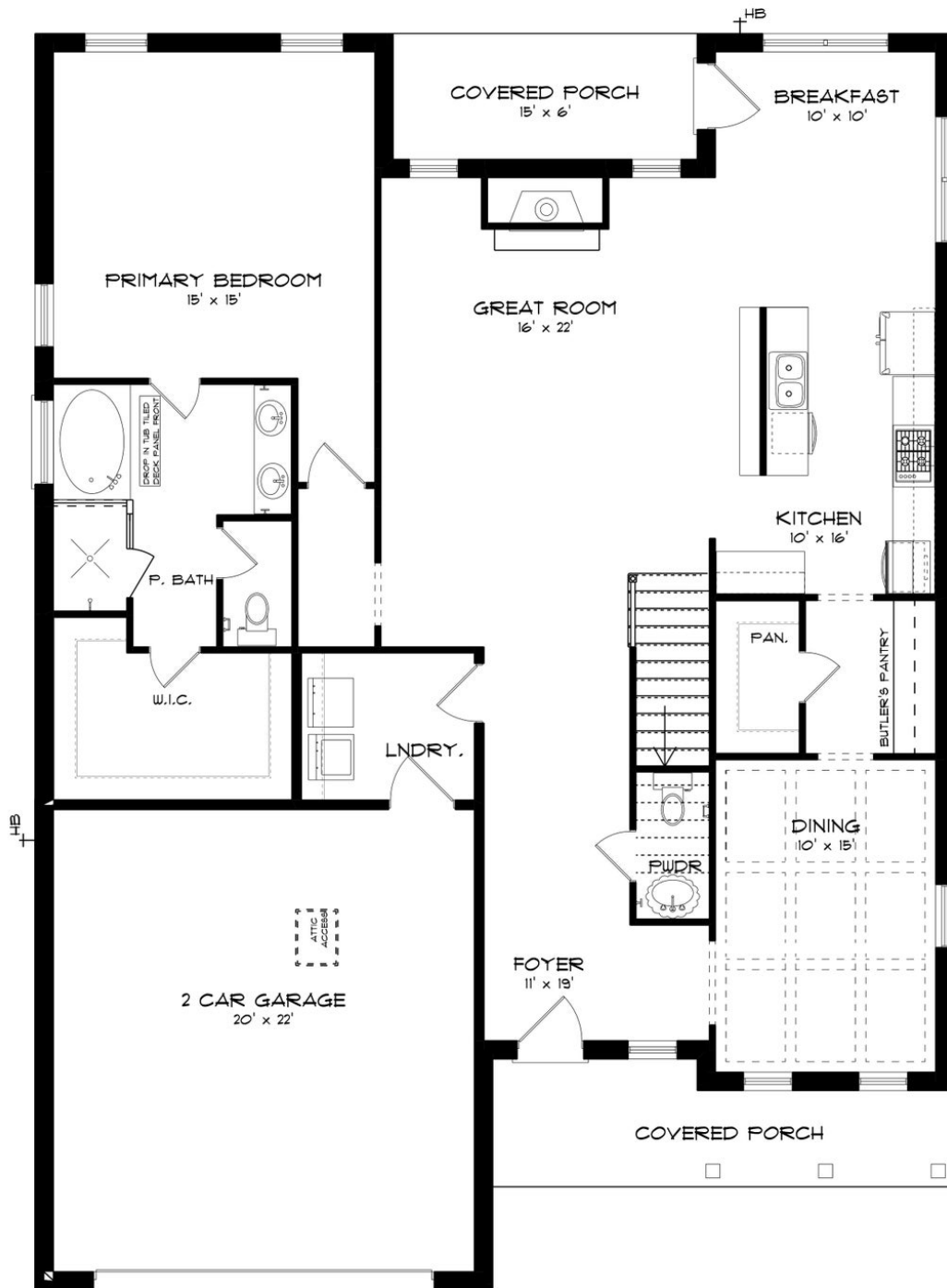
## ABOUT MAGNOLIA TRACE

Welcome to Magnolia Trace, a beautiful blend of Southern charm and modern convenience in Dothan, AL. Situated off S Brannon Stand & County Line Road, this Stone Martin Builders community offers high-quality construction, gourmet kitchens, and integrated smart home technology. Residents can enjoy planned community amenities, including a playground and pool. With convenient access to Hwy 52 and nearby parks, Magnolia Trace provides the perfect setting for a vibrant, connected lifestyle. Discover spacious floorplans and thoughtful design details crafted to enhance your daily life. Gourmet kitchens, integrated smart home connectivity, and high-quality construction are hallmarks of Stone Martin Builders. Ready to experience the Stone Martin Builders difference? Schedule a visit to Magnolia Trace and consult with our knowledgeable Sales Professionals. Explore available homes, envision your future, and embark on the journey to find your ideal home in Houston County, AL. Welcome home to Magnolia Trace—where your personalized haven awaits.

Prices, plans, dimensions, features, specifications, materials, and availability of homes or communities are subject to change without notice or obligation. Illustrations are artists depictions only and may differ from completed improvements. All prices subject to change without notice. Please contact your sales associate before writing an offer.

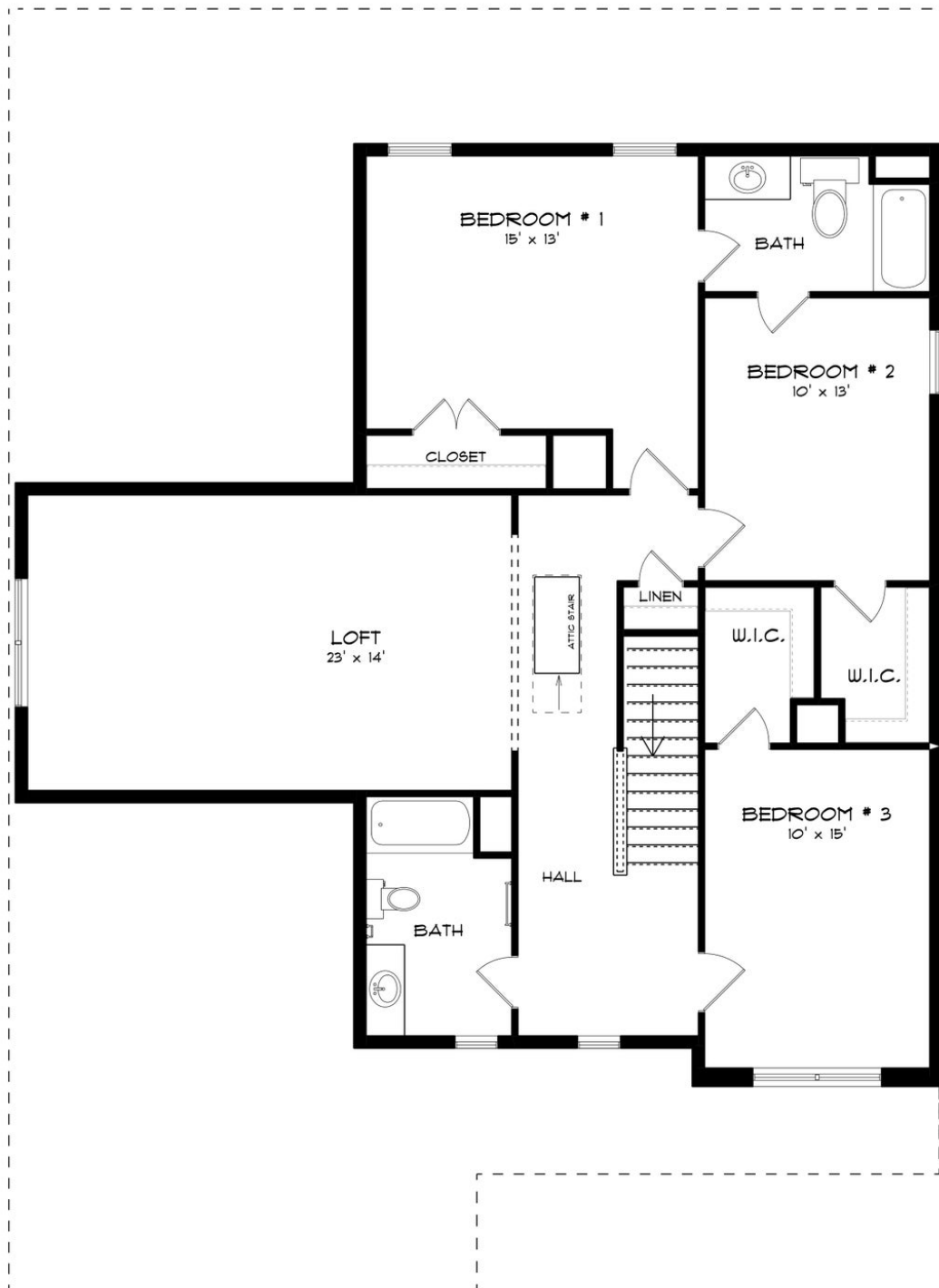


## FIRST FLOOR (F)





## SECOND FLOOR (F)



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