



## ONE OF A KIND

Final phase: A 55-plus community that feels so far away yet so very close

With its wrap-around deck overlooking the outdoor patio built around the ruins of an old barn, the new community clubhouse is the centerpiece of Milltown Village.

**The natural beauty of the Pike Creek Valley forms a dramatic backdrop to Milltown Village – making it one of the most spectacular 55-plus communities in Delaware. It's truly a one-of-a-kind community in a setting that is by any standard second to none.**

Located a mile and a half from the Kirkwood Highway off Pike Creek Road, Milltown Village reflects the area's natural beauty while creating a stunning impression all its own. With its mix of European-inspired home styles, a spectacular new clubhouse and 50 acres of reserved forests and open space, you can imagine being in France's chateau region.

But the picturesque landscape is just the first of many appealing features of this exceptional community, the brainchild of Benchmark Builders, one of Delaware's leading local homebuilders. All five single-family and twin carriage

models match the expansiveness of their surroundings with a similar celebration of interior open space. Adding to the appeal are a wealth of amenities that make these homes extremely desirable: rich hardwood flooring in foyer, kitchen and breakfast areas; spacious family rooms; large kitchens with designer cabinets, granite counter tops and a well thought-out open-concept floor plans.

This weekend marks the opening of the final phase of development that includes home sites that back up to private open space. It's the final opportunity to enjoy an excellent choice of home sites for both single-family and twin-carriage models. "We've saved the best for last," enthused Shelley Corlett, Community Sales Manager.

For homebuyers seeking the rewards of this retreat-like setting, there's even more reason to be impressed, thanks to the valuable incentive packages that have been tailored to specific models. The Community Sales Manager will have the exact details. For those who want to move as early as this spring or sooner, there's a quick-delivery Florence carriage model to check out.

With an emphasis on windows, the homes tend to be awash in natural light on even the grayest of days. Domi-

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nating the airy first floor is a large family room that segues into the kitchen and breakfast areas to create a living space that is ideal for entertaining guests. The 11' ceiling is standard for the family room in most models which can be made to feel even more airy with the option of a tray ceiling or a dramatic two-story cathedral ceiling. Add a sunroom and all the magic of the seasons can be enjoyed year 'round. In a quiet corner away from the home's activities is the spacious owner's bedroom suite with generous walk-in closets and a luxurious bath with a ceramic tile floor.

The flexibility that comes with the second-floor loft area gives homebuyers additional choices to perfectly satisfy their needs and wishes, such as an optional third bedroom, sitting room, home office or more storage area. There's even the choice of an elevator in certain models.

Exceptional energy efficiency comes from such features as Andersen low-E windows, 90% efficient gas direct vent heat, high-efficiency direct-vent water heater and Moen faucets. More convenience comes with the full basement and dry-walled 2-car garage. Cultured stone or stucco provides attractive accents to the front elevation while low-maintenance exteriors and professionally maintained grounds leave more time to do the things that really matter.

Destined to become the social center of the community, the brand new clubhouse with its gorgeous wrap-around porch includes a billiard room, big screen TV, exercise area and great room dominated by an impressive fireplace.

Ideally located minutes from Wilmington, Newark and the Delaware Memorial Bridge, Milltown Village is convenient to everything that makes New Castle County, Delaware, so appealing, not to mention the low taxes for which "The First State" is famous.

Homes start in the low \$400s. For information, call 302-366-1515 and be sure to visit [www.Benchmark-Builders.com](http://www.Benchmark-Builders.com) to see a video tour. The sales center is open daily 11 AM to 5 PM or by appointment. Take I-95 to Exit 4B, Route 7 North. Turn left onto Kirkwood Highway, then right onto Pike Creek Road and follow for approximately 1/2 mile. GPS: 208 Carlow Drive, Wilmington, DE 19808.



Open-concept floor plans cater to buyers' preferences and use space to good effect throughout these bright, airy homes.



An attractive mix of five home designs give homebuyers a wide choice of styles and sizes at Milltown Village.



These European-inspired single-family and carriage homes creates impressive curb appeal through such design elements as cultured stone and stucco.

**FOR MILLTOWN VILLAGE DETAILS AND FLOORPLANS [CLICK HERE](#)**