



# Features & Improvements

60 GLADWYNE RIDGE DRIVE

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## Location

- Prime Milton location directly across from Atlanta National Golf Club
- 5–6 minutes to Crabapple / Downtown Milton
- 15 minutes to Avalon
- 10 minutes to Wills Park Recreation Center and Pool
- Top rated schools – Summit Hill ES, Northwestern MS & Milton HS

## Main Level

- Master on Main
- Newly refinished hardwood floors, stained and polished
- Interior freshly painted
- New kitchen sink
- New tiled fireplace

## Outdoor Living

- Double deck
- Irrigation system
- Private, tree-lined lot with grassy backyard

## Terrace Level

- Fully finished with two distinct entertainment areas
- Multi-purpose room currently configured as a fitness studio — flexible for a 5th bedroom, home office, or business center
- Wet bar
- Built-in audio system
- 10-seat home theater with full audio and video equipment

## Garage & Storage

- 3-car garage
- Additional workshop/storage room in garage

## 2026 Renovations

- New roof (June 2026)
- Renovated primary bathroom — new shower, standalone soaking tub, new tile, new toilet, fully waterproofed
- Two new toilets on main level
- New hardware throughout
- New light fixtures — kitchen, breakfast area, living room, library/office, dining room, and three second-floor rooms
- New Google Nest thermostats
- Added hardwood flooring in living room; existing hardwoods refinished
- New carpet in primary bedroom
- New wireless doorbell system
- New smoke detectors
- New door hinges throughout
- New porch, garage, and balcony door handles with new keys in kitchen drawer

## Owned Since Move-In

- Iron double entry doors (4 years)
- Water heater (2 years)
- Dishwasher (4 years)
- Stovetop (2 years)
- California Closets in primary bedroom and large second-floor room

\*All information provided is to the best of our knowledge and deemed reliable. However, we recommend independently verifying any important details prior to making decisions.



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