



421 DOUBLE PLAY DR.

East Brainerd, TN 37421 | Engel
Park

\$409,900

Sq Ft: 1,726 Bedrooms: 3
Baths: 2 Stories: 1

Welcome home to the Orchid floor plan, a thoughtfully designed one-level townhome located in the final phase of Engel Park—Pratt Home Builders' beloved flagship community in East Brainerd, TN.

This 3-bedroom, 2-bathroom new construction home blends comfort, accessibility, and style. From the moment you walk through the front door, you'll notice the wide doorways—a rare and valuable feature in new construction homes, thoughtfully crafted for comfort, ease and mobility. At the front of the home is the first guest bedroom, with a second guest bedroom and a full hall bathroom located just past the garage entry. Continue into the heart of the home and discover a bright, open-concept kitchen and great room—ideal for entertaining or relaxing. Sliding glass doors lead to your private outdoor patio oasis, perfect for morning coffee or evening gatherings.

Conveniently located near the kitchen, the laundry room sits just outside the private primary suite, which includes a spacious walk-in closet, double vanities, and a step-free shower for every day and every season convenience.

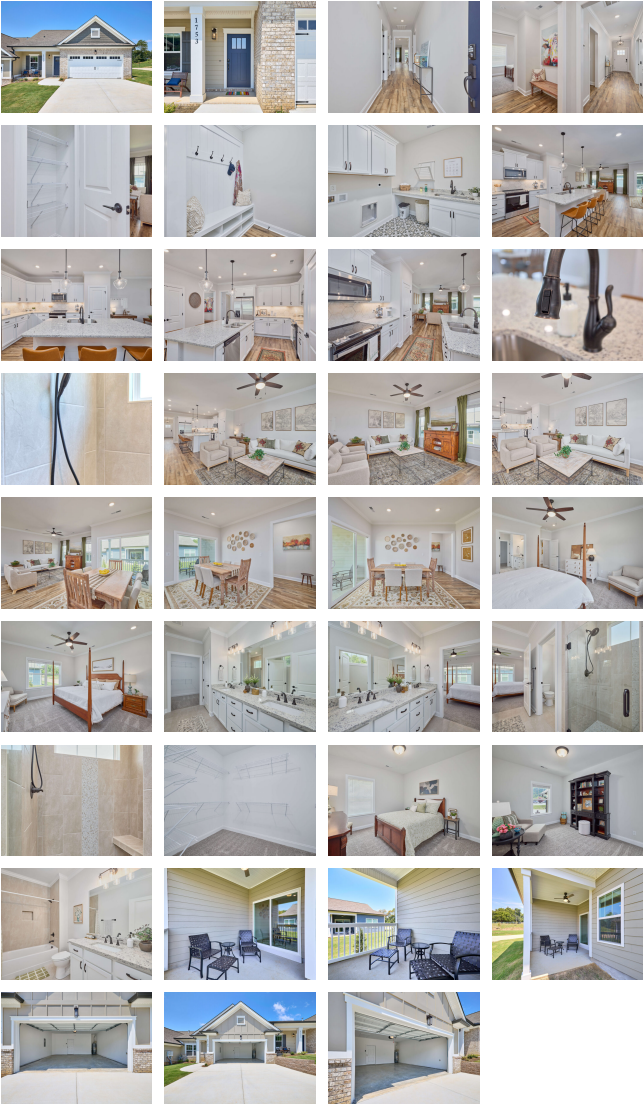
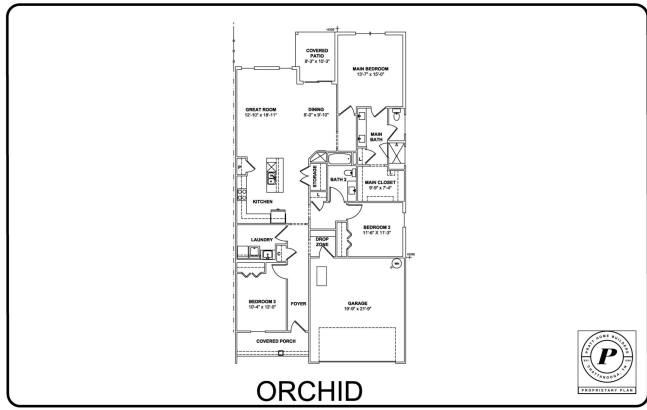
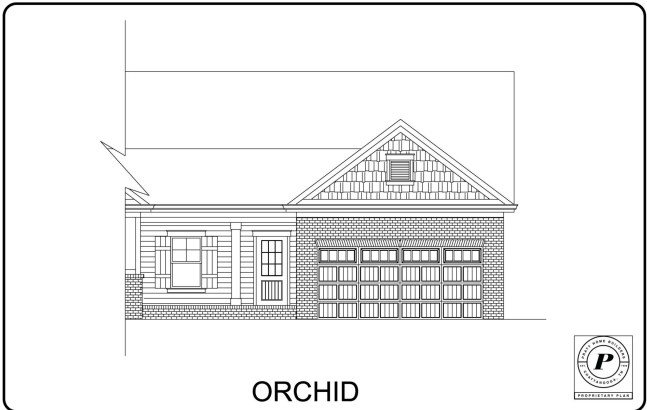
- 3 Bedrooms
- 2 Full Bathrooms
- 2-Car Garage
- Covered Patio

Located minutes from Heritage Park, Audobon Acres and local nature trails. Close to Hamilton Place Mall, shopping, dining and entertainment. Great access to top-rated schools, major employers and downtown Chattanooga- just 30 minutes away.

*Images shown are artist renderings or model representations and may not reflect the exact home currently under construction. Features, finishes, and layouts are subject to change. For accurate details and a home tour, please contact our New Home Consultants (423) 757-7687 OR visit <https://prattliving.com/contact-us/>

Sales Office
8016 Slugger Way
Chattanooga, TN 37405

Office Hours



Home Site #127: The Orchid
 421 DOUBLE PLAY DRIVE

Hardie Siding: Evening Blue

Front Door Color
 SW9138 Stardew

Accent Brick

Shake Color

Front Door Hardware

Exterior Mood Board

Home Site #127: The Orchid

421 DOUBLE PLAY DRIVE

Warm & Cozy LVP Flooring

Upgraded Quartz
Countertops at
Kitchen

Classic White
Laminate Cabinets
Throughout

Upgraded Tile
Backsplash

Wall
Colors

Interior Mood Board

