Weathersfield West

by Camponelli

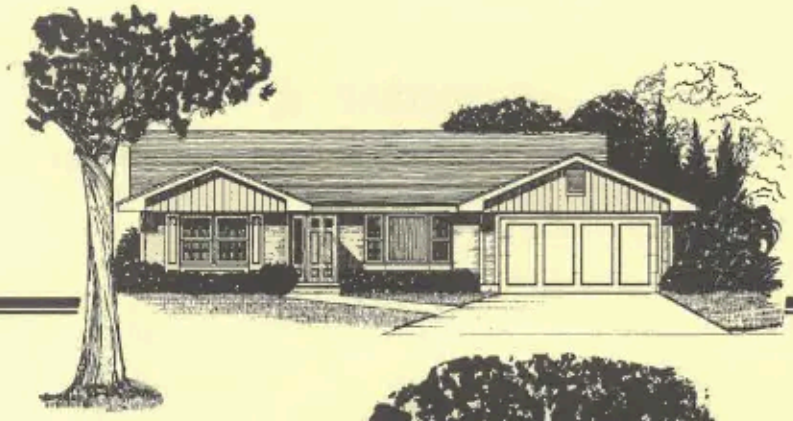
DON MOZAL

351-1400

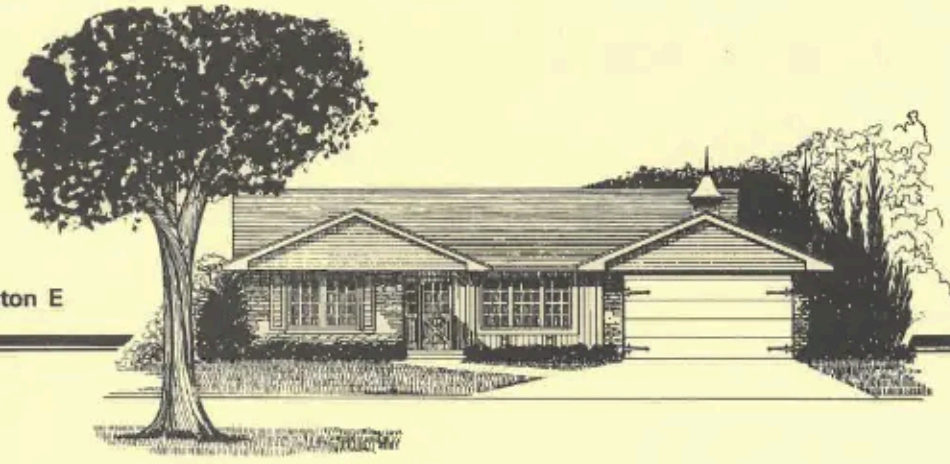
CHARLESTOWN	Ranch (SALES OFFICE)	'D'	126,990.00
		'E'	132,790.00
		'F'	135,590.00
3 Bedrooms, 2 Baths, 1565 s/f A/C inc.			
Basement (920 s/f) $ 11,000.00 F/P $ 4,000			
PROVINCETOWN	2 Story (MODEL)	'C'	143,490.00
		'A'	143,490.00
4 Bedrooms, 2½ Baths, 2300 s/f A/C inc.			
Basement (1094 s/f) $ 15,000 F/P 5000 - w/Base $ 6,250			
SUDBURY	Ranch (MODEL)	'A'	151,490.00
		'C'	153,490.00
3 Bedrooms, 2 Baths, 2380 s/f A/C inc.			
Basement (1012 s/f) $ 15,000 F/P $ 4,000			
NEW BEDFORD	2 Story (MODEL)	'B'	163,990.00
		'A'	161,490.00
3 Bedrooms, 2½ Baths, 2230 s/f A/C inc.			
Basement (950 s/f) $ 12,000 F/P $ 6,250			
NANTUCKET	Ranch (MODEL)	'B'	162,490.00
		'A'	160,490.00
4 Bedrooms, 2½ Baths, 2635 s/f A/C inc.			
Basement (1252 s/f) $ 17,000 F/P $ 5,000			
NATICK (MODEL in BARTLETT)	Ranch	'B'	154,990.00
		'A'	152,990.00
3 Bedrooms, 2 Baths, 2425 s/f A/C inc.			
Basement (967 s/f) $ 13,000 F/P $ 4,000			
NEW LONDON	2 Story (NO MODEL)	'A'	159,490.00
		'B'	160,990.00
3 Bedrooms, 2 Baths, 2140 s/f A/C inc.			
Basement (1200 s/f) $ 12,000 F/P $ 6,250			

PRICES SUBJECT TO CHANGE WITHOUT NOTICE JULY 14, 1986

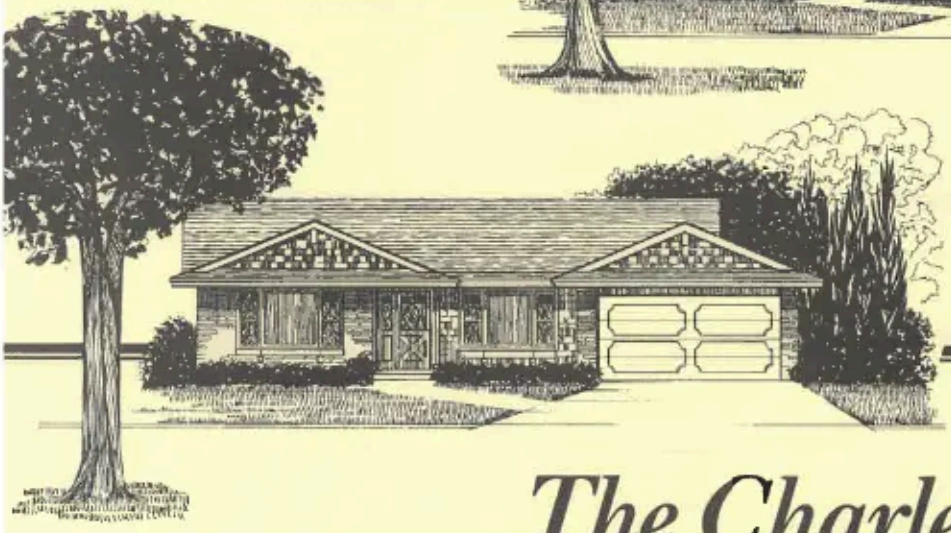
OPTIONAL -- Fireplace, Basement, Washer, Dryer, Refrigerator



The Charleston D



The Charleston E



The Charleston F

The Charlestown

3 bedrooms, 2 baths

The elegant Charleston offers more living features than you are likely to find at any comparable price. Like a large country kitchen completely equipped with range, dishwasher and disposal. The masterful owners' suite boasts a luxurious walk-in closet, separate dressing area and private bath. Another full bath is centrally located to the two remaining bedrooms. A spacious living room/dining room combination opens to an equally large family room with optional fireplace. Add an outdoor patio, two car garage and plenty of storage space and you have a home with everything a buyer could ask for.

Weathersfield West

The Charlestown
... by Campanelli, Inc.

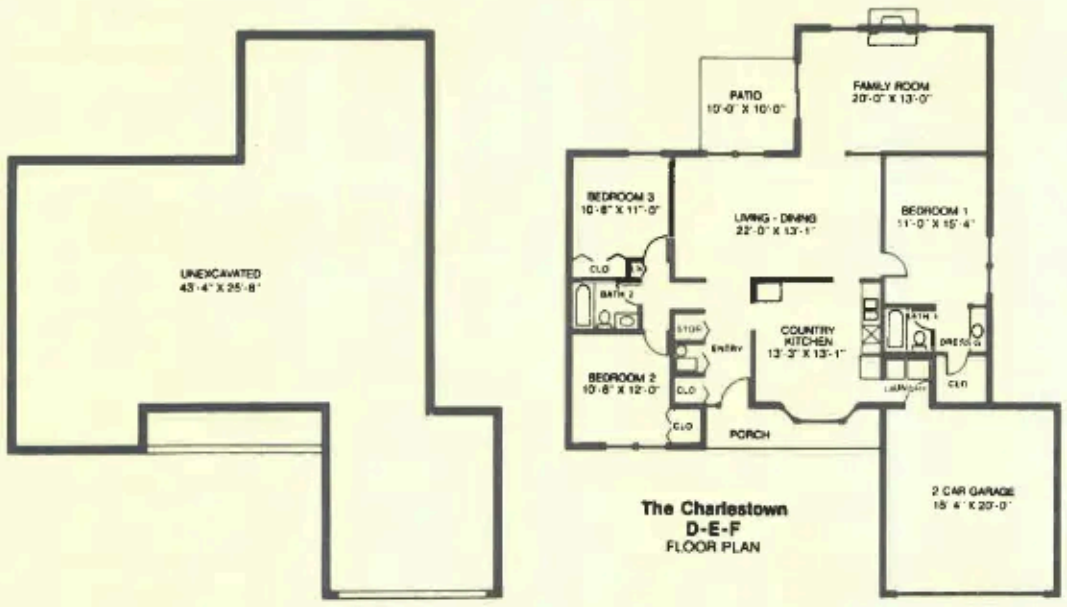
Weathersfield West

Quality Features Included in The Charleston

- Wall to wall carpeting
- Cathedral ceilings
- Fully sodded 1/4 acre lot
- Two trees
- Kitchen and bath No Wax tile floors
- Wood kitchen cabinets and vanities
- Gas heat and hot water
- Cultured marble vanity tops
- Kitchen range with hood
- Dishwasher
- Disposal
- Air Conditioning
- 200 amp electric service
- Underground wiring
- Legacy pre-finished trim
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors

Options:

- Fireplace
- Basement
- Refrigerator
- Washer and dryer



The Charlestown
D-E-F
FLOOR PLAN

Room Dimensions are Approximate

Illustrations of homes are artists' renderings and are meant to be representative of actual models, but are not exact in every detail.



The Provincetown A

The Provincetown

4 bedrooms, 2½ baths

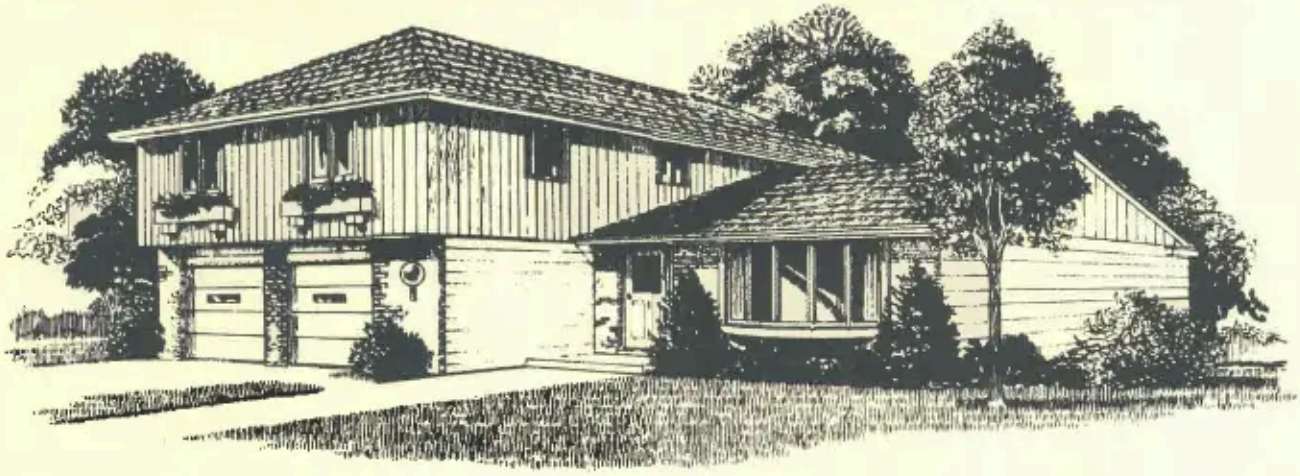
A wonderful blend of features and an ideal location make the Provincetown the kind of a home families wait years to provide for themselves.

With a special eye to space and privacy, Campanelli provides a functional floor plan that combines seclusion and openness in all the right places. The masterful owners' suite boasts a luxurious walk-in closet and private bath. Another large complete bathroom is centrally located to the other three bedrooms on the upper level. A huge living room/dining room combination keynotes the expansiveness of the main living level. The kitchen opens into a cozy dinette and comes completely equipped with deluxe appliances including stainless steel sink, dishwasher, disposal, and range with self-cleaning oven. Add a spacious full basement and loads of storage room and you have a home designed for gracious, uncrowded country living.

Weathersfield West

Quality Features Included in The Provincetown

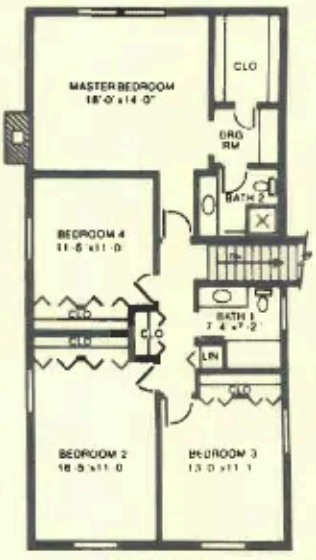
- Continuous clean gas oven
- Dishwasher
- Stainless steel sink
- Disposal
- Wood kitchen cabinets
- Separate utility room
- Laundry tub
- 40 gal. glass lined hot water heater
- 2½ baths
- Vanities
- 200 amp electric service
- Dressing room
- Walk-in closet
- Natural gas heat
- Air conditioning
- Complete ceiling and wall insulation
- Underground wiring
- Entrance foyer
- Plush carpeting
- Owner's suite
- Entrance closet
- Legacy pre-finished trim
- 2-car oversized garage with double paved drive
- Lawns completely sodded, 2 trees
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors
- No-wax tile
- Cultured marble vanity tops



The Provincetown C



FIRST FLOOR PLAN



SECOND FLOOR PLAN

Room Dimensions are Approximate

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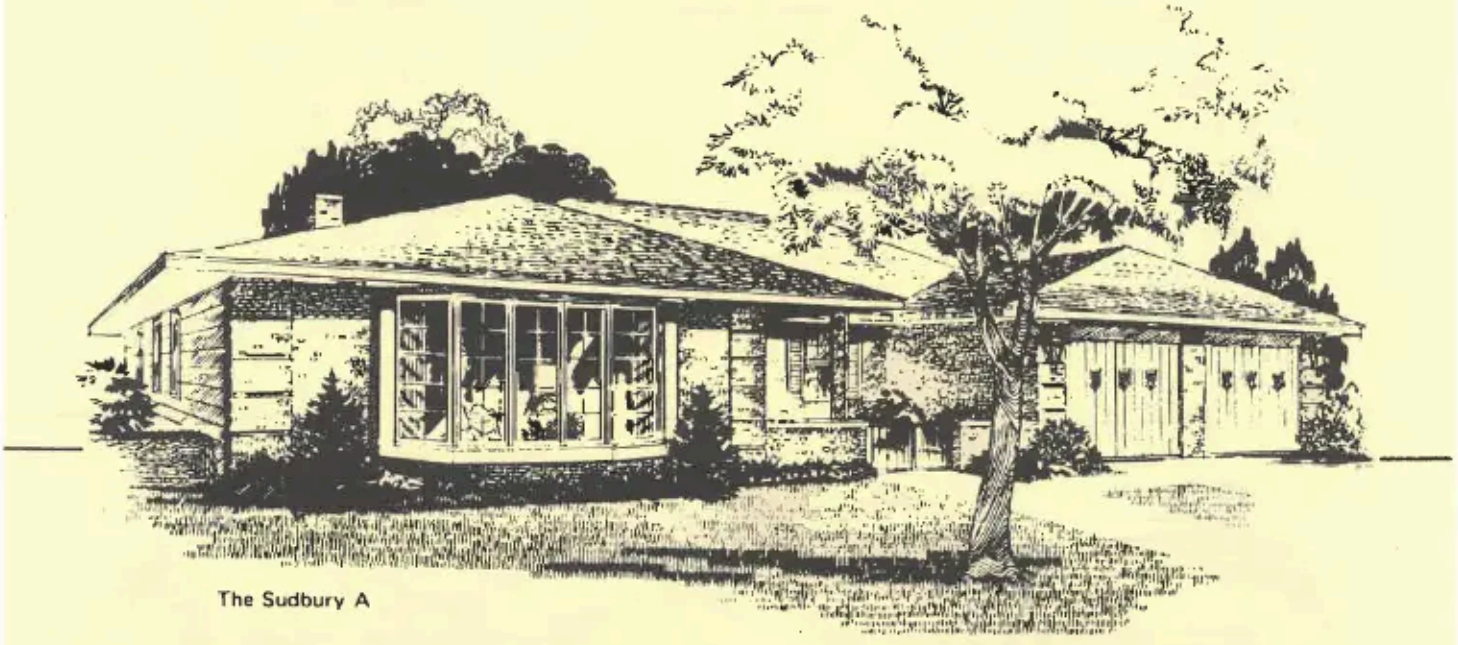


The Sudbury A

The Sudbury

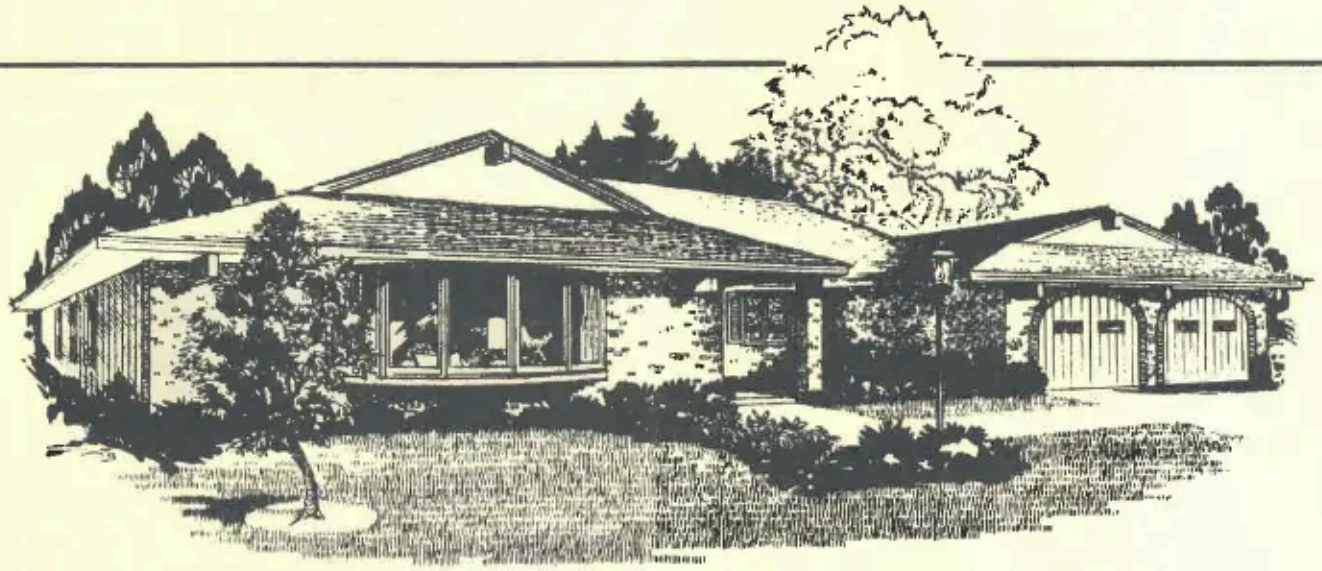
3 bedrooms, 2 baths

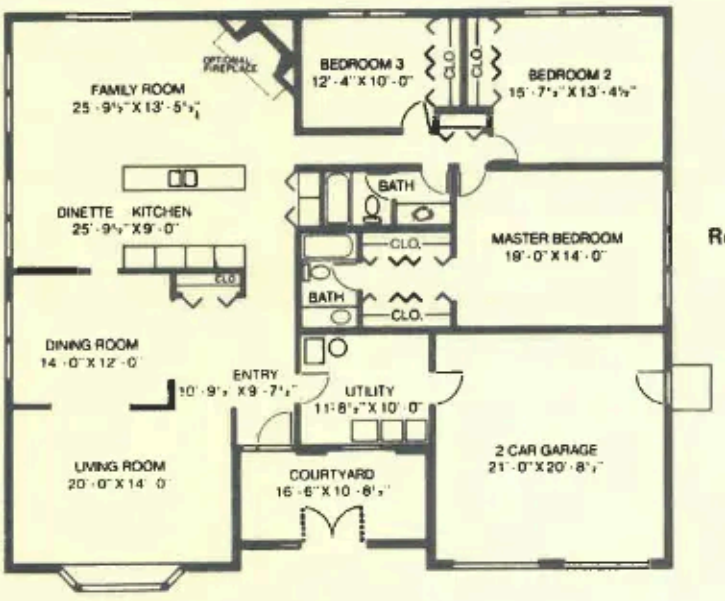
The good life in Weathersfield West includes the easy living of the Sudbury. Here is a home with the mood, taste and feel of a big luxury home in an affordable, mid-sized model. Entry is via a classic courtyard entrance that leads to an imposing family living-center. Keyed by a huge 25 ft. family room and an open-planned 25 ft. dinette kitchen combination, the Sudbury imparts a feeling of spaciousness and airiness. Yet the interior is carefully planned for step-saving convenience and natural flowing traffic patterns — with the bedrooms nestled in their own private quiet zone. Quality construction keeps maintenance costs at a minimum and adds to the deluxe appliances, fully sodded landscaped lot and other impressive features that make the Sudbury one of today's better home values.

Weathersfield West

Quality Features Included in The Sudbury

- Dishwasher
- Range with self-cleaning oven
- Stainless steel sink
- Disposal
- Wood kitchen cabinets
- Separate utility room
- Laundry tub
- 40 gal. glass lined hot water heater
- 2 baths
- Vanities
- Owner's suite
- Natural gas heat
- Air conditioning
- Complete ceiling and wall insulation
- Underground wiring
- Entrance foyer
- Fully carpeted
- Courtyard
- Legacy pre-finished trim
- No-wax tile
- 200 amp electric service
- 2-car oversized garage with double paved drive
- Lawns completely sodded
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors
- Cultured marble vanity tops
- 2 Trees





The Sudbury C

Room Dimensions are Approximate

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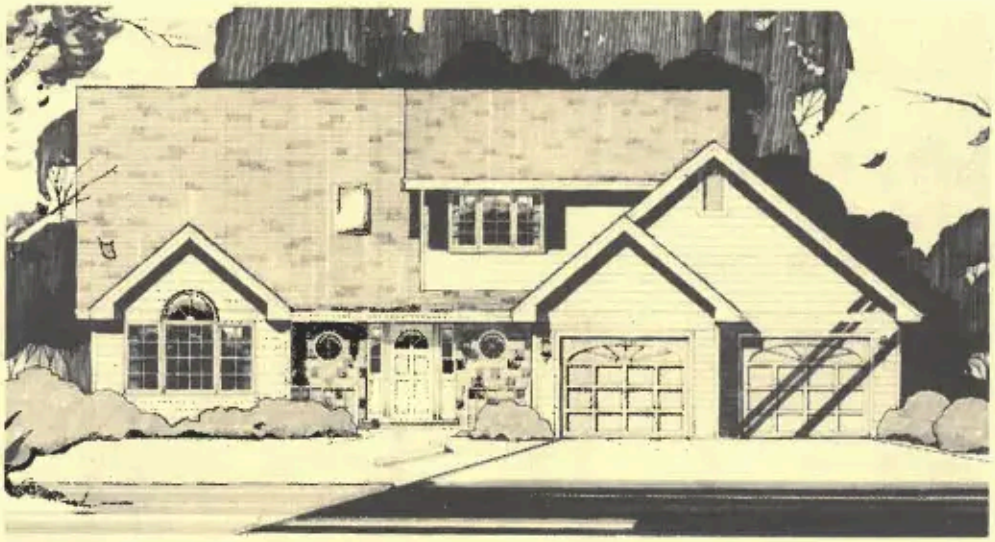
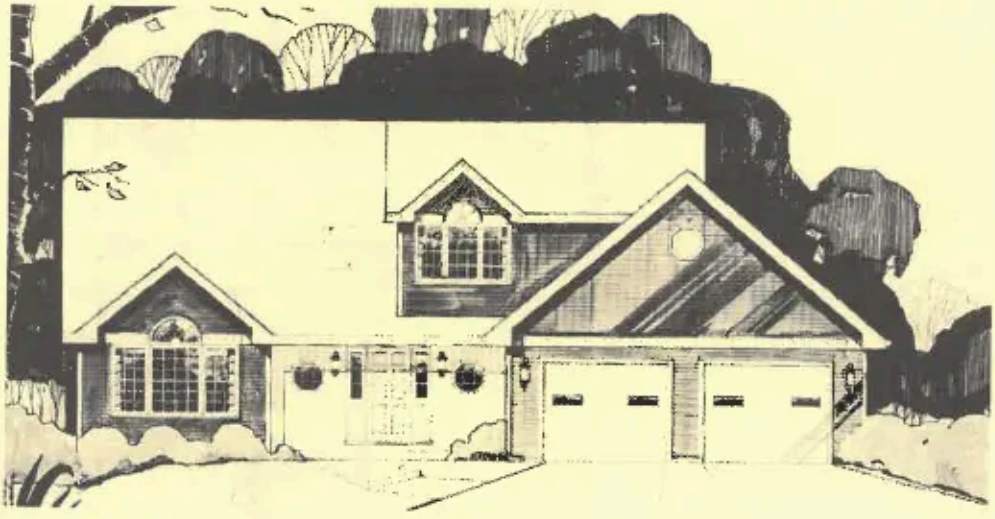
THE NEW BEDFORD "B"



THE NEW BEDFORD "A"



3 Bedrooms, Playloft, 2½ Baths

A home as comfortable as an easy chair with room to stretch out, relax and enjoy the surroundings. That's the New Bedford; 2308 square feet of homey living space accented with quality features throughout.

Built in the grand Campanelli manner, this solid two-story residence welcomes you with open arms, a spacious open foyer and an oak-railed open stairway leading to the three bedroom complex on the second floor.

A roomy walk-in closet and deluxe private bath highlight the master bedroom suite. The other bedrooms are served by a centrally located full bathroom. The third bedroom and the hall gallery open into a playloft for the kids that also can be converted into a fourth bedroom. Downstairs, the integrated living and dining rooms are tastefully proportioned with broad glass expanses overlooking the front and back yards. The fully equipped kitchen/eating area can be entered from the dining room, main foyer or masterful family room.

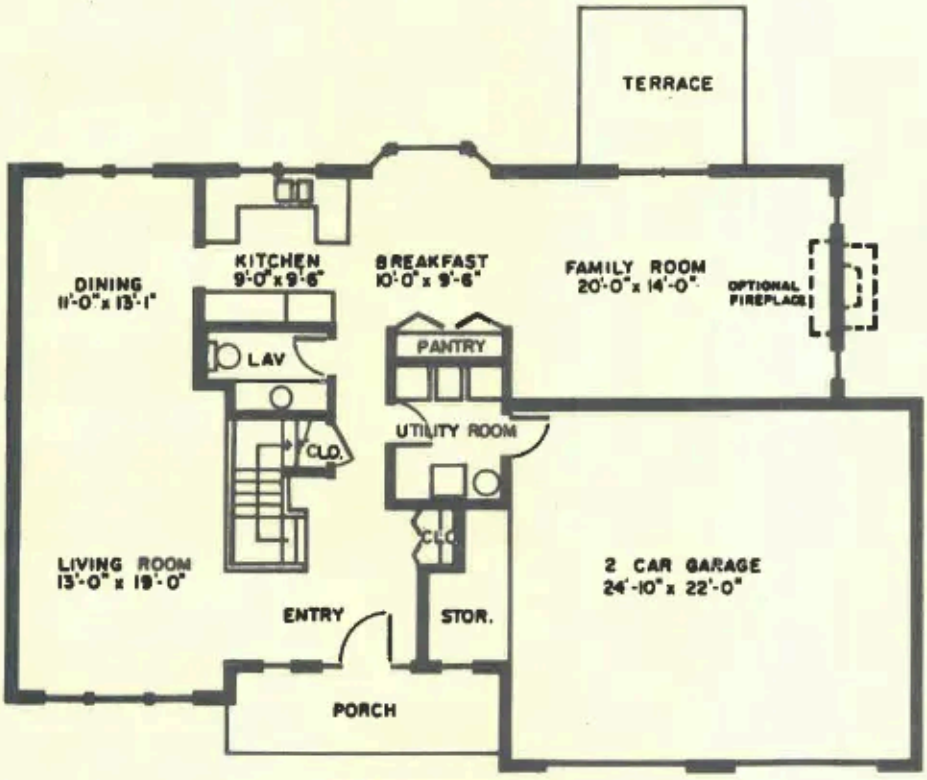
With a special eye on storage, Campanelli has built an extra storage room next to the garage. It's just one more of the many special features that make the New Bedford a special kind of home.

Weathersfield West **By Campanelli Industries.**

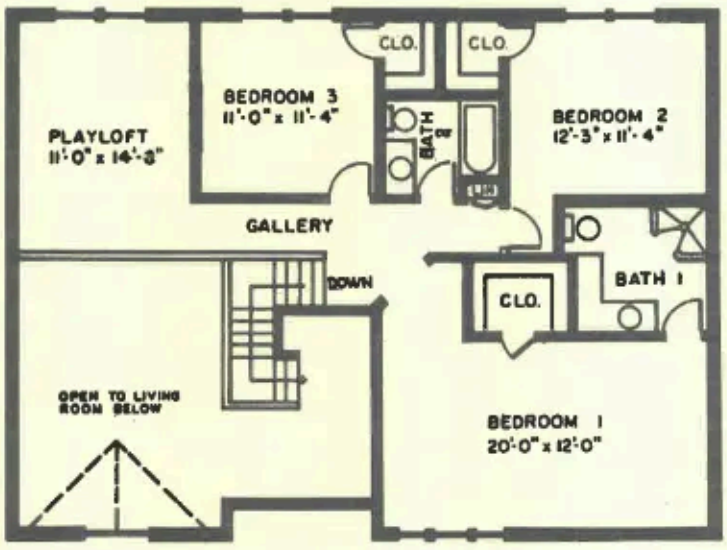
THE NEW BEDFORD

Quality Features Included in The New Bedford

- Central air conditioning
- Cathedral ceiling
- Continuous clean gas oven
- Dishwasher
- Stainless steel sink
- Disposal
- Wood Kitchen cabinets
- Separate utility room
- Laundry tub
- 40 gal. glass lined hot water heater
- 2½ baths
- Vanities
- 200 amp electric service
- Bay window
- Walk-in closets
- Natural gas heat
- Complete ceiling and wall insulation
- Underground wiring
- Entrance foyer
- Plush carpeting
- Owner's suite
- Stained oak rails
- Skylight
- Full ¼ acre lot
- Gutters & downspouts
- Entrance closet
- Legacy pre-finished trim
- 2-car oversized garage with double paved drive
- Lawns completely sodded, 2 trees
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors
- No-wax tile
- Cultured marble vanity tops
- Aluminum siding, facia & soffits



FIRST FLOOR PLAN



SECOND FLOOR PLAN

Room Dimensions are Approximate

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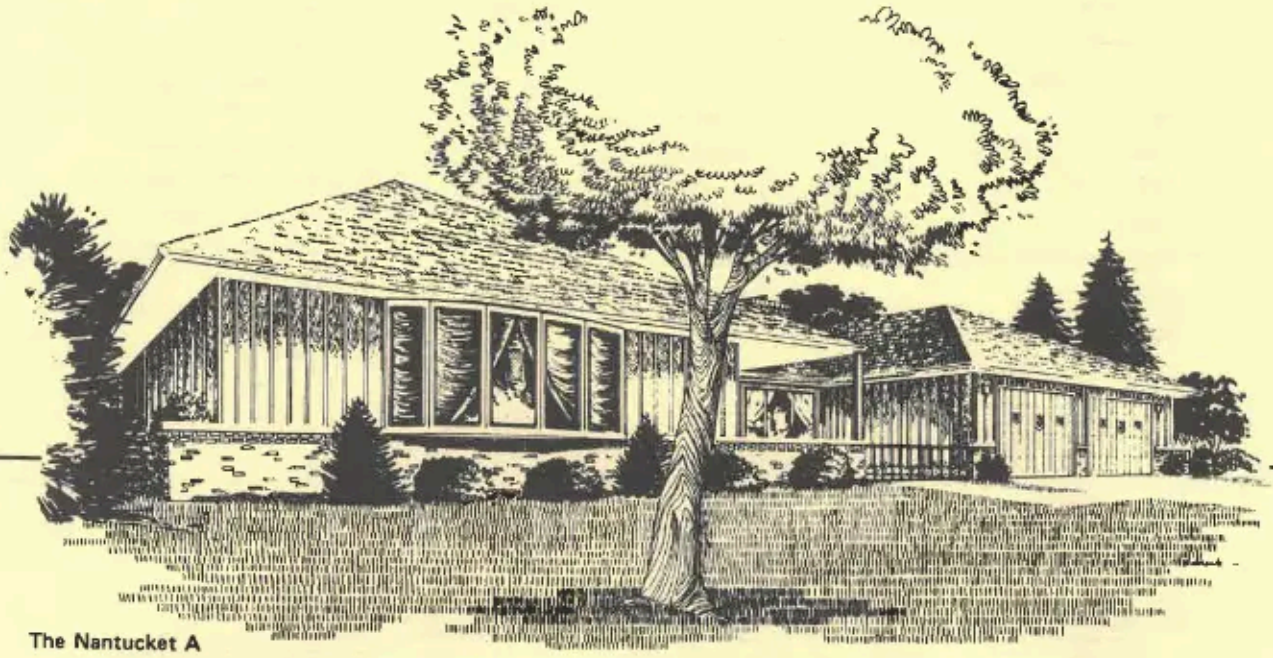


The Nantucket A

The Nantucket

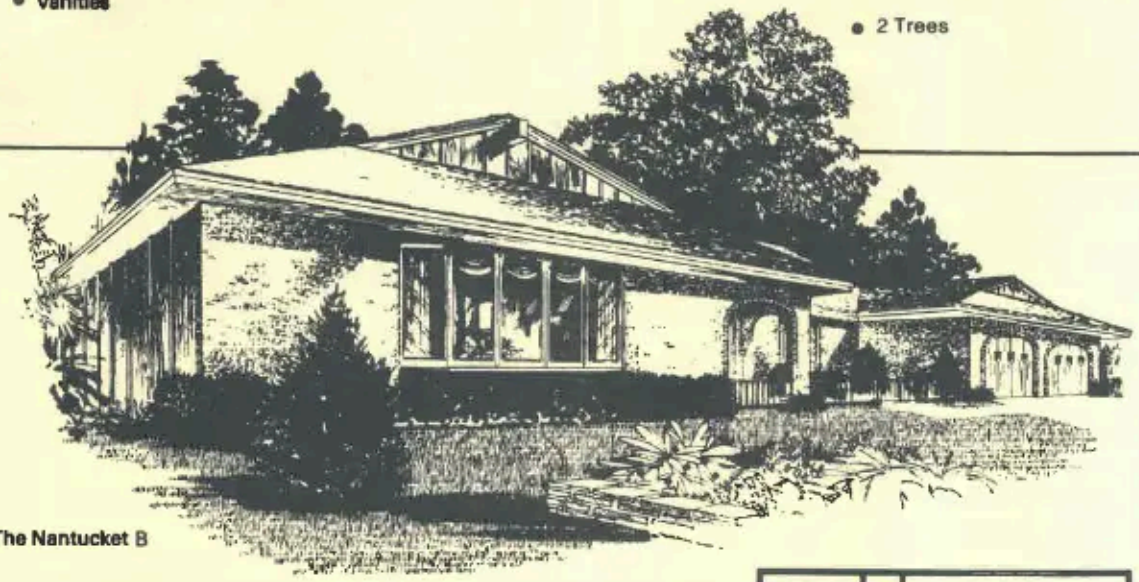
4 bedrooms, 2½ baths

Rarely do you find a ranch home with all of the elegance of the Nantucket. Outside it is long, low and luxurious with a touch of the rustic, New England look. It comes completely landscaped with a fully sodded lot, trees and shrubs. Inside, the traffic patterns of the Nantucket have been thoughtfully designed around a central courtyard and entryway that permits direct access to any room without traversing another room. Those loving peace and quiet will especially appreciate the heavy insulation and soundproofing qualities of the Nantucket. The bedrooms are carefully nestled in their own quiet zone. The Nantucket is definitely a home to be lived in and enjoyed.

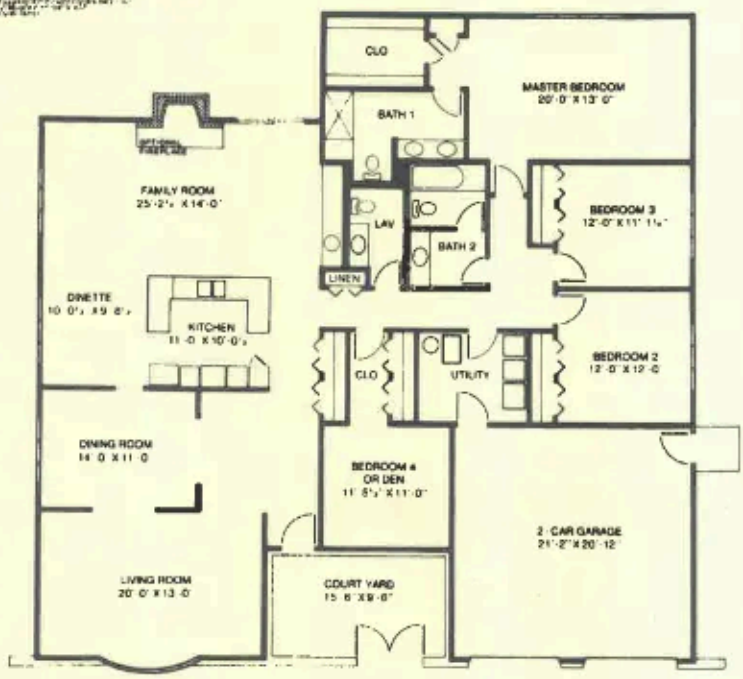
Weathersfield West

Quality Features Included in The Nantucket

- Dishwasher
- Range with self-cleaning oven
- Stainless steel sink
- Disposal
- Wood kitchen cabinets
- Separate utility room
- Laundry tub
- 40 gal. glass lined hot water heater
- 2½ baths
- Vanities
- Owner's suite with walk in closet
- Natural gas heat
- Air conditioning
- Complete ceiling and wall insulation
- Underground wiring
- Entrance foyer
- Fully carpeted
- Courtyard
- Legacy pre-finished trim
- No-wax floors
- 220 amp electric service
- 2-car oversized garage with double paved drive
- Lawns completely sodded
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors
- Cultured marble vanity tops
- 2 Trees



The Nantucket B



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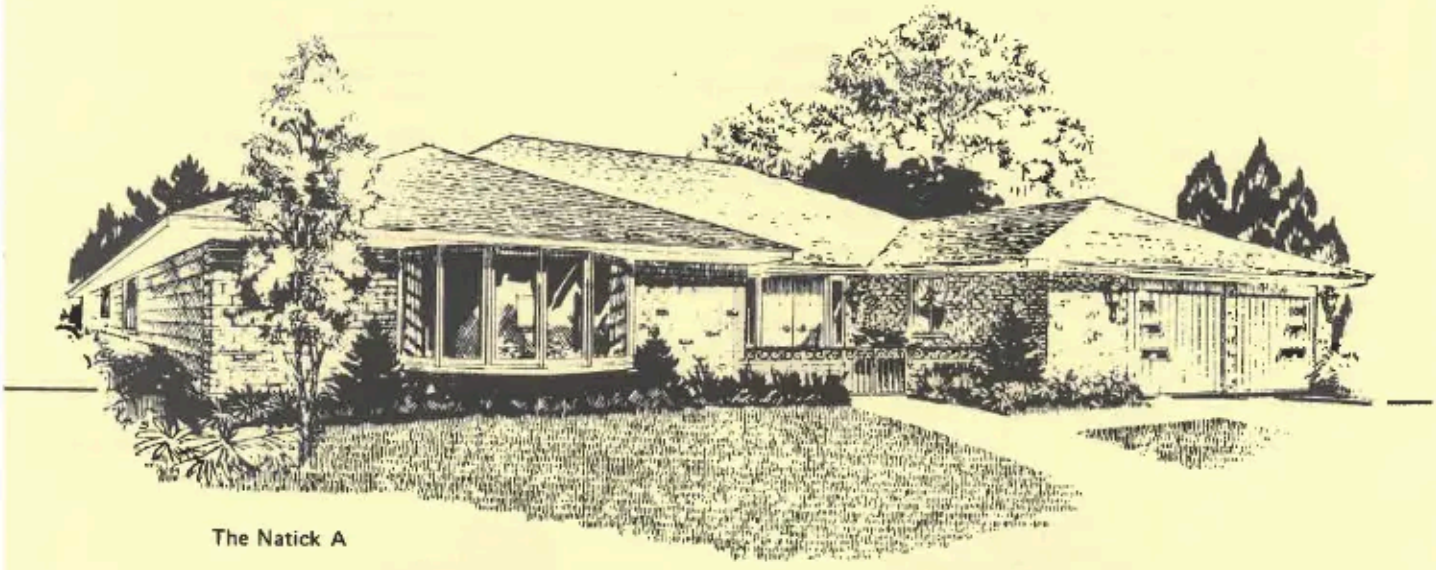


The Natick A

The Natick

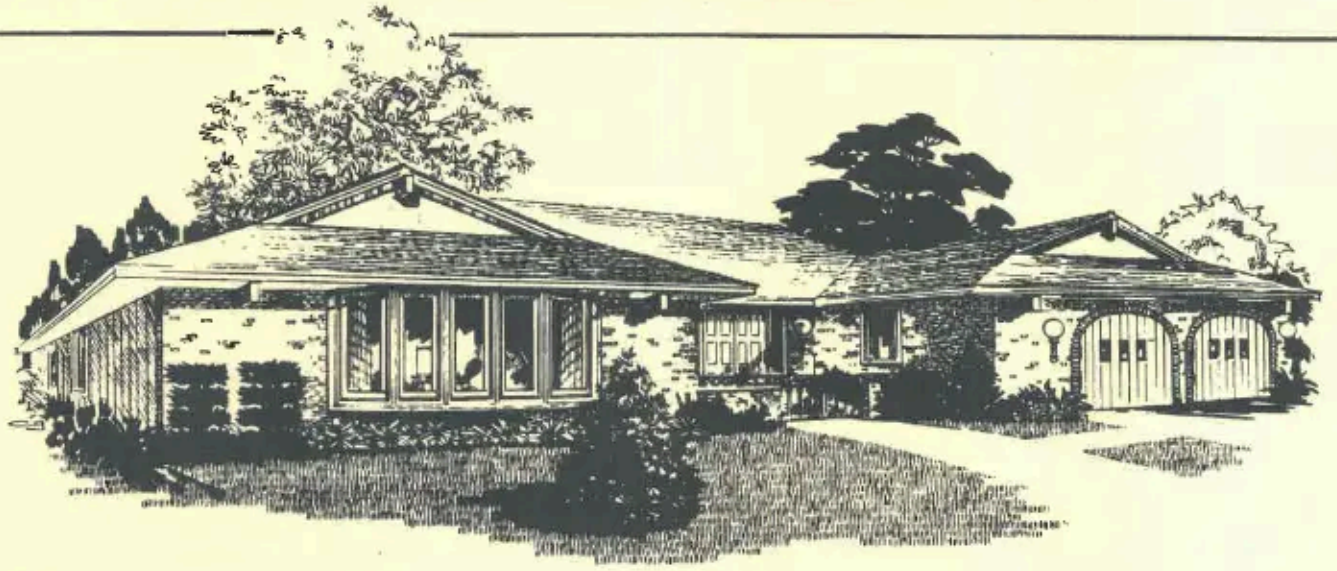
3 bedrooms, 2 baths

Some call it luxury, others call it quality, Campanelli, Inc. calls it the Natick A, a traditional mid-sized ranch with a difference. The traditional is displayed in its center-entry one-floor styling. The difference begins with the courtyard entrance and central foyer that lead to a feeling of space. Centrally located, the large family room opens into a dinette and kitchen with walk-in pantry. This arrangement enables the homemaker to prepare dinner and still be with her family or guests. The spacious living room with connecting dining room blend into an imposing hospitality suite. Bedrooms are well sized, amply closeted and separated in their own quiet wing. For those looking for the utmost in an affordable ranch, the Natick is all a discriminating home buyer could ask for.

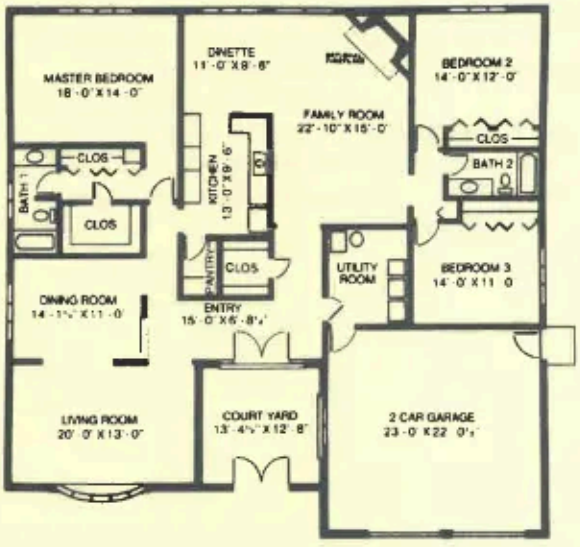
Weathersfield West

Quality Features Included in The Natick

- Dishwasher
- Range with self-cleaning oven
- Stainless steel sink
- Disposal
- Wood kitchen cabinets
- Separate utility room
- Laundry tub
- 40 gal. glass lined hot water heater
- 2 baths
- Vanities
- Owner's suite
- Walk-in closet
- Natural gas heat
- Air conditioning
- Complete ceiling and wall insulation
- Underground wiring
- Entrance foyer
- Fully carpeted
- Courtyard
- Legacy pre-finished trim
- Double door entry
- Walk-in pantry
- 200 amp electric service
- 2-car oversized garage with double paved drive
- Lawns completely sodded, 2 trees
- Streets, sewers & sidewalks
- Large concrete patio
- Wood insulated windows and patio doors
- Cultured marble vanity tops
- No-wax tile



The Natick B



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