

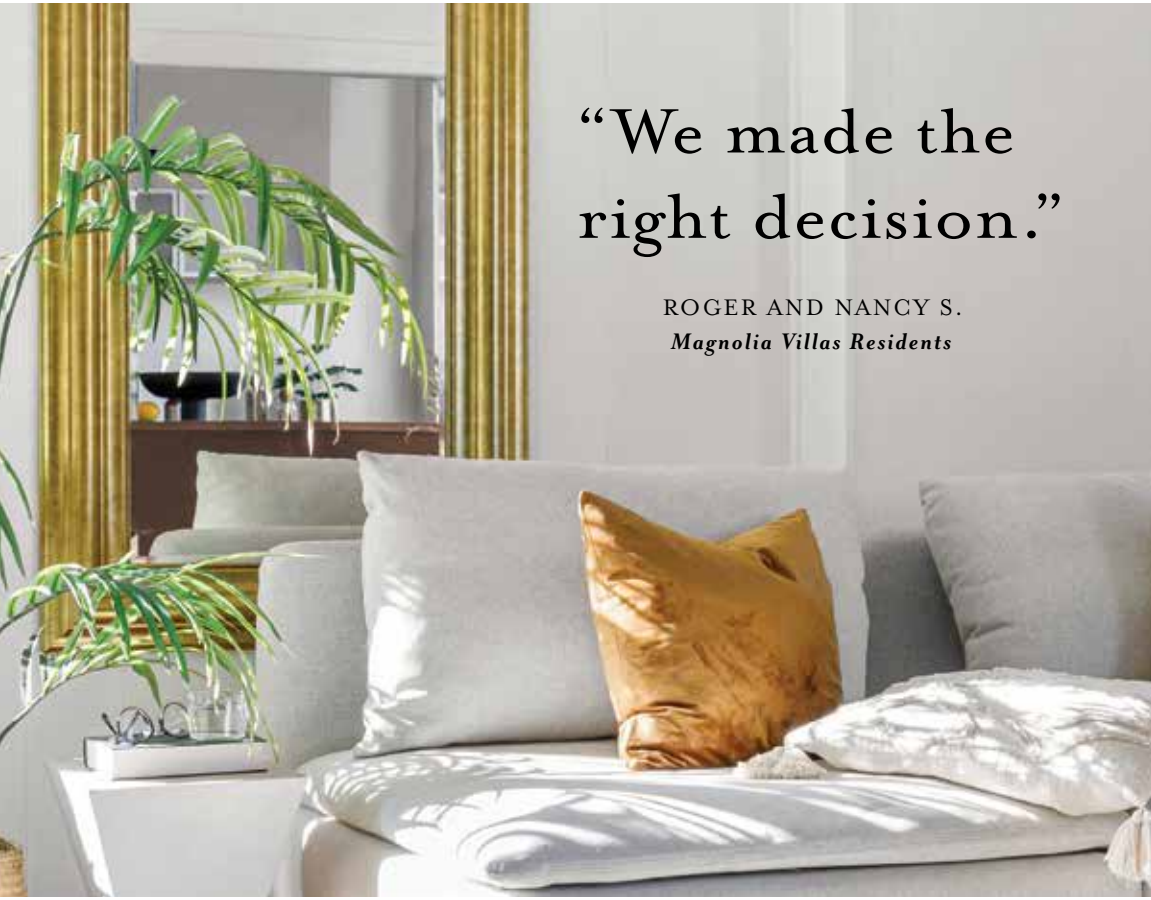


# MAGNOLIA VILLAS

*Your home, nestled among the trees*



INDEPENDENT LIVING



“We made the  
right decision.”

ROGER AND NANCY S.  
*Magnolia Villas Residents*





# MAGNOLIA VILLAS

*In the heart of SouthPark*

Two Magnolia Villas sit majestically among the trees at the south side of The Sharon's campus. Opened in 2017-2018, these three-story, 18-unit buildings represent gracious Southern living at its finest. Each apartment features a spacious outdoor balcony, underground parking and private storage room.

## BUILDING AMENITIES:

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**Location:** At the southeast corner of the Sharon Towers campus

**Number of Villas (per building):**  
18 (6 on each floor)

**Number of Floors:** 3, with under-building parking

**Square Footage Range:** 1,365 to 1,940

**Storage Unit:** On garage level for each apartment

**Community Room**

**Shuttle Service**

**Elevator and Community Space:** One elevator per building. Community space on third floor for social gatherings and special events.

## APARTMENT FEATURES AND AMENITIES:

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- Open floor plans
- Spacious great rooms and private balconies
- Walk-in closets
- Stainless steel appliances
- Full size washer/dryer
- Granite/solid surface/quartz countertops, per plan
- Breakfast counter bar
- Under-cabinet lighting
- Crown molding
- Space-saving pocket doors
- Tile showers
- Fireplaces in select floor plans
- Coffered ceilings in select floor plans
- Under-building garage parking

PLANS MAY VARY PER INDIVIDUAL RESIDENCE

Room dimensions and locations of doors, windows and devices are approximate and will vary.

# Floor Plans



↑  
entrance

## COTSWOLD

- *Two-bedroom apartment*
- *Great room*
- *Corner balcony*
- *Two bathrooms*
- *1,365 square feet*

## DILWORTH

- *Two-bedroom apartment*
- *Great room*
- *Two balconies*
- *Two bathrooms*
- *1,655 square feet*



↑  
entrance

## FOXCROFT

- *Two-bedroom apartment*
- *Den*
- *25' x 8' balcony*
- *Three bathrooms*
- *1,880 square feet*



## EASTOVER

- *Two-bedroom apartment*
- *Den*
- *25' x 8' balcony*
- *Three bathrooms*
- *1,940 square feet*





# MAGNOLIA VILLAS

For more information, contact the  
Marketing Department at 704-556-3231.

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THESHARON.ORG

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5100 Sharon Road | Charlotte, NC | 28210

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— THE —  
**SHARON**  
AT SOUTHPARK

