

OVERTON VILLAGE TOWNHOMES

18 luxurious townhomes in the heart of Cahaba Heights

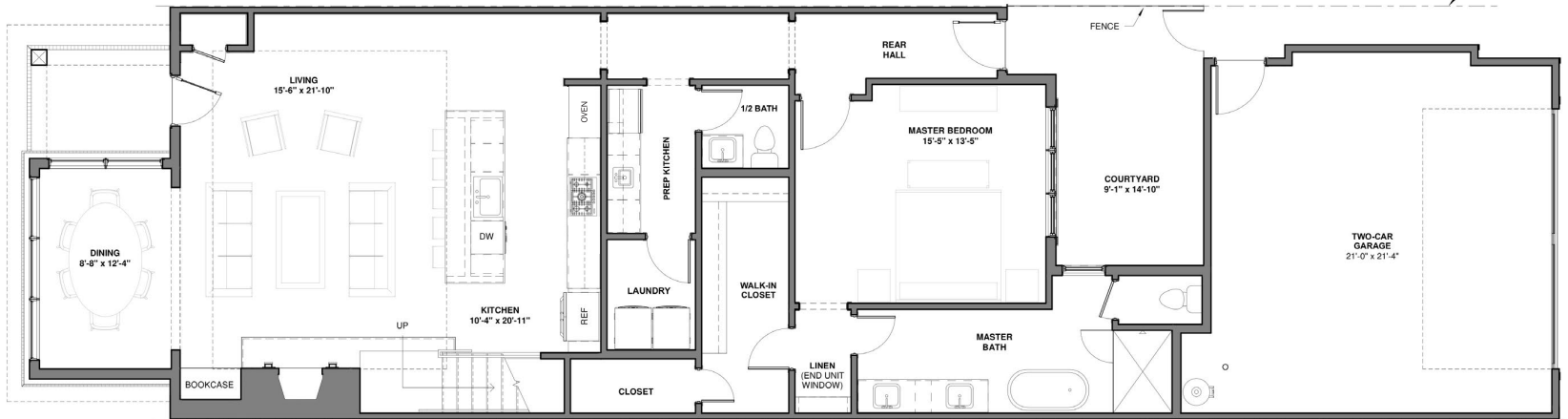


5 Vestavia Hills Townhomes | 13 Mountain Brook Townhomes

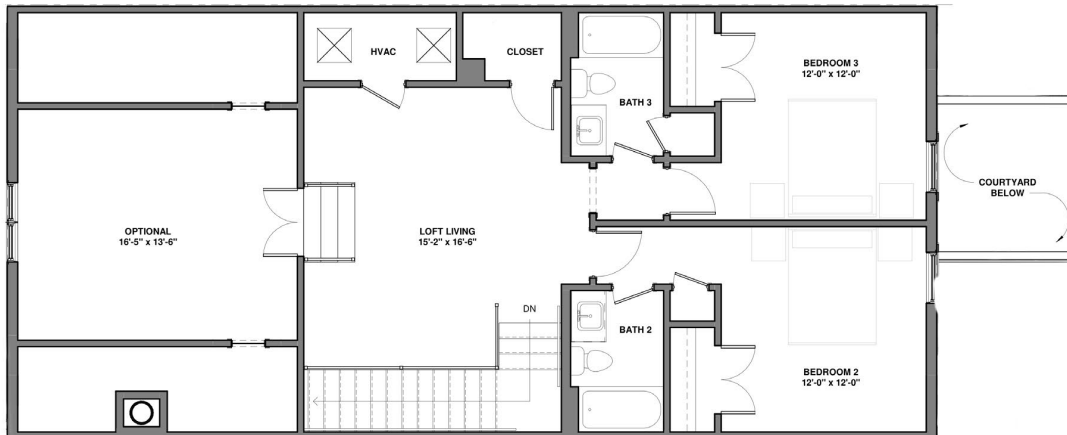
CONSTRUCTION UNDERWAY!

For added convenience, all Overton Village Townhomes feature master bedrooms on the main level that lead into a private courtyard, and a two car garage.

First Floor Plan



Second Floor Plan



- Total - 2,744
- Bedroom 1 - 203 SQFT
- Bedroom 2 - 156 SQFT
- Bedroom 3 - 156 SQFT
- Kitchen - 228 SQFT
- Living area - 307 SQFT
- Bonus - 222 SQFT
- Garage - 468 SQFT

The neutral palette of the interior offers a simple yet sophisticated backdrop that emphasizes individual style and natural light. The open floor plan boasts beautiful hardwoods, ten foot ceilings and a 42" ventless fireplace in the living room.

The kitchen features quartz countertops, stainless steel appliances and ample cabinet space featuring soft close drawers and cabinets. Designer selected fixtures throughout give each townhome a crisp, fresh look that feels like home.





Barrett Architecture studied and drew inspiration from nearby homes and buildings that have grown up among the rolling landscape around the Cahaba River. The result are townhomes of a mountain vernacular — with simple, traditional building forms and a material palette complementary to these forested hills.

Overton Village's architectural design is welcoming and restful - looking like it belongs as it helps to order the existing aesthetic of the neighborhood.

- » Front terrace for each townhome
- » Landscape design by Environmental Design Studio
- » Brick, stone, hard coat stucco exterior
- » Private courtyard off the master bedroom
- » Pre-wired for security and base AV components
- » Designer tile in bathrooms and laundry
- » Large master suite with walk-in closet
- » Ten-to-twelve foot ceilings on the main floor
- » Gated entrance
- » Two-car garage with single door



Your Home is Here



14

Overton Road

6

9

18

10

Green Valley Rd.

2

13

5

Crosshaven Dr.

Cahaba Heights Rd

4

1

8

12

3

Cahaba Heights Rd

U.S. HWY 280

11

Dolly Ridge Rd.

I-459

Summit Blvd.

7

1 MILE

17

19

Overton Village is located in the heart of Cahaba Heights, nestled between Mountain Brook, Vestavia and the Cahaba River. The area is perfectly positioned for your everyday needs.

RESTAURANTS & SHOPPING

- 1—Food Bar
- 2—Mudtown
- 3—Alabama Biscuit / Miss Myra's
- 4—Martins BBQ
- 5—Leaf N Petal / Crestline Bagel / El Zun Zun
- 6—Magic Muffins
- 7—The Summit
- 8—The Heights Village Shopping Center

GROCERY & CONVENIENCE

- 9—Publix
- 10—Whole Foods
- 11—Murphree's Farmer's Market
- 12—CVS
- 13—Walgreens

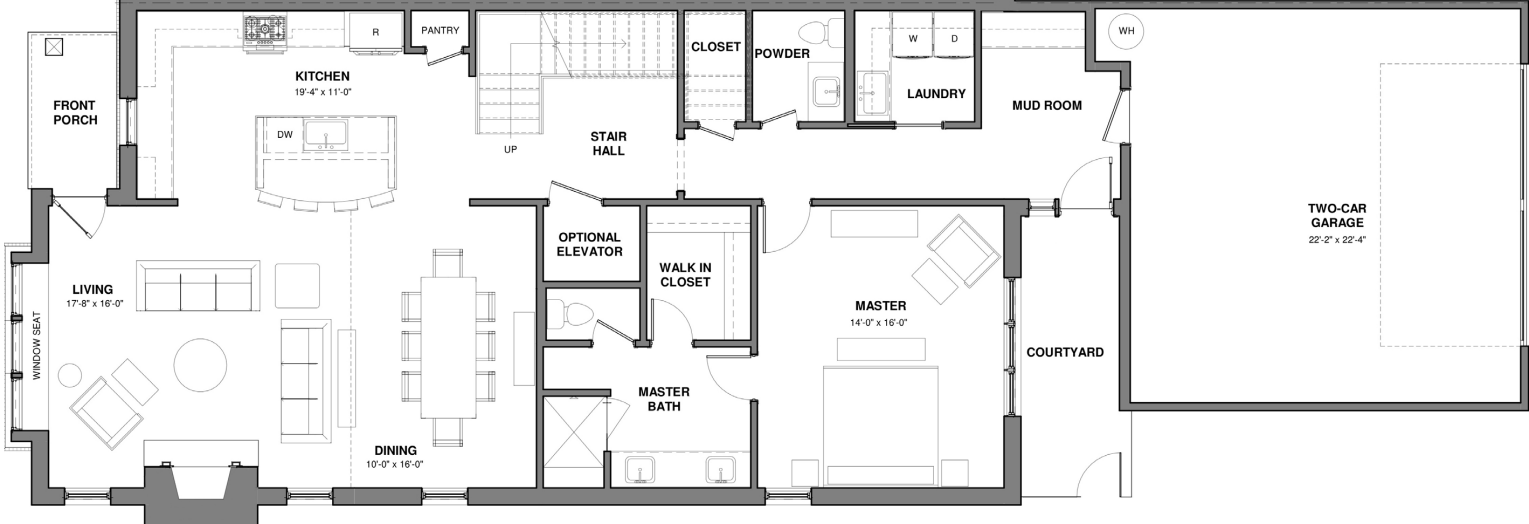
POINTS OF INFLUENCE

- 14—Overton Park
- 15—Cahaba River
- 16—Liberty Park

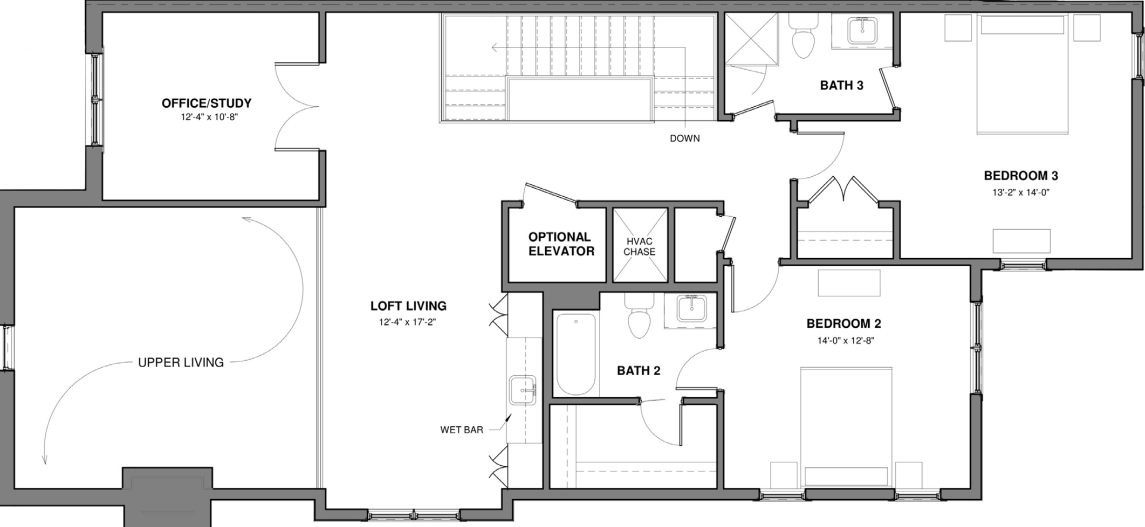
HEALTH & WELLNESS

- 17—Lifetime Fitness
- 18—American Family Care
- 19—Grandview Medical Center

First Floor Plan

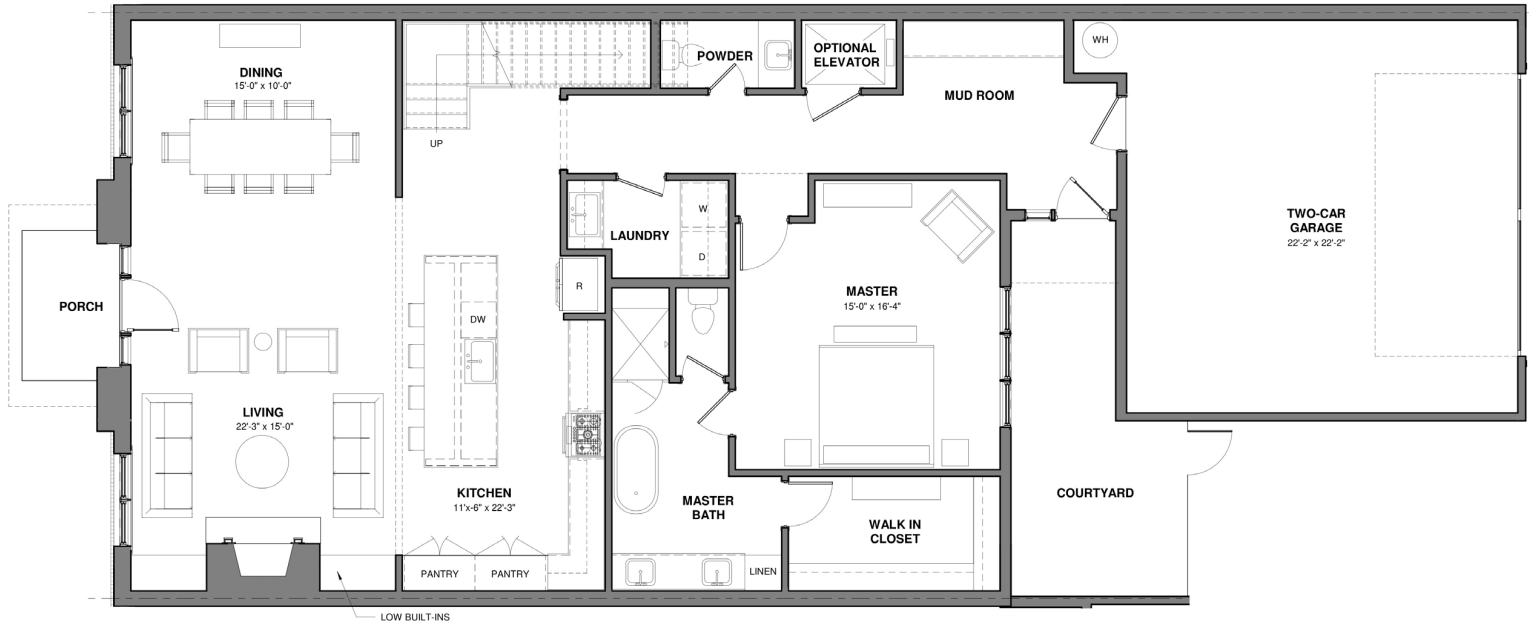


Second Floor Plan

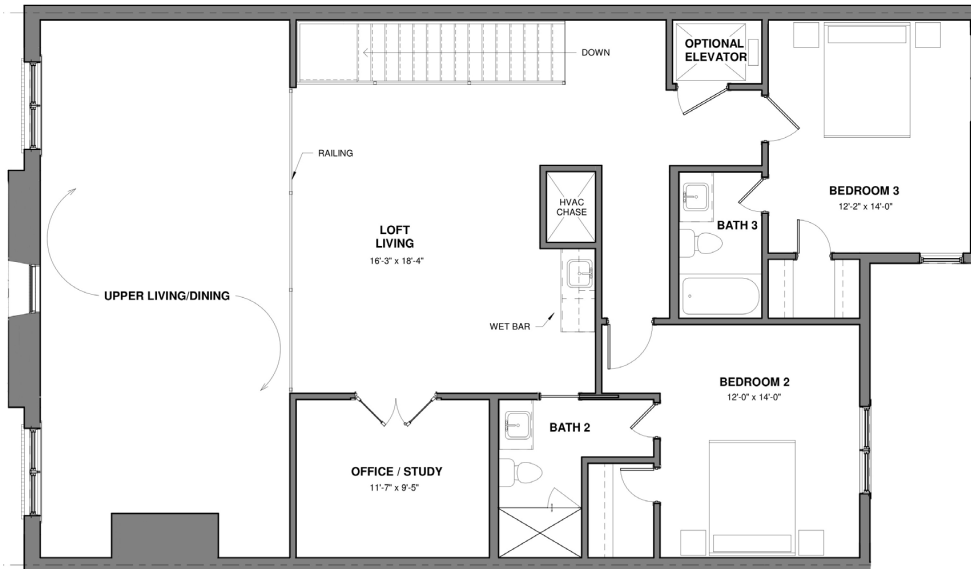


Total - 2,966 SQFT
Bedroom 1 - 224 SQFT
Bedroom 2 - 177 SQFT
Bedroom 3 - 211 SQFT
Kitchen - 212 SQFT
Living - 283 SQFT
Garage - 502 SQFT

First Floor Plan



Second Floor Plan



Total - 2,981 SQFT
Bedroom 1 - 235 SQFT
Bedroom 2 - 182 SQFT
Bedroom 3 - 170 SQFT
Kitchen - 256 SQFT
Living area - 334 SQFT
Garage - 533 SQFT

Overton Village is a partnership between ARC Realty and Durham Development – both staples in the Cahaba Heights and Greater Birmingham community.

Collectively, the Overton Village development team has a long track record and legacy of successful residential development and sales in Birmingham and across the Southeast.



ARC Realty, with headquarters in Cahaba Heights Village, is one of the market share leaders in Metro Birmingham and recognized as one of Alabama's fastest growing companies. Chairman and Founding Partner Tommy Brigham has worked in residential development and sales for over 40 years, including serving as Chairman and CEO of RealtySouth – Alabama's largest real estate services company.



Ron Durham is the original developer-partner for Liberty Park, directing the planning, permitting and day-to-day operations for a 3,500 acre mixed-use development in Vestavia Hills. Much of his work in recent years has been focused on garden-and high-rise developments in the Southeast, including The Manning, an upscale boutique residential development completed in 2016 on Cahaba Road outside of Mountain Brook Village.



Barrett Architecture Studio serves as the architectural and design studio for Overton Village Townhomes. BA studio is a well-known residential designer in Birmingham, including single-and-multi family home development projects.

POE DRIVE

VH-1 VH-2 VH-3 VH-4 VH-5

MB-6 MB-7 MB-8

MB-9 MB-10 MB-11 MB-12

MB-13 MB-14 MB-15

FAIRHAVEN DRIVE

MB-16 MB-17 MB-18

FOR MORE INFORMATION
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