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## REAL ESTATE

### Magnolia Square showcases the good life, village style, in Central



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STEVE WHEELER/Advocate

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By **STEVE WHEELER**  
*Advocate Real Estate editor*  
Published: Apr 12, 2010

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STEVE WHEELER/The Advocate

Front balcony

Statistics

Address: D'Orleans Showcase home

Living area: 2,863 square feet

Bedrooms: Four

Baths: Four

Construction Price: \$459,900

Marketing agent: Judy Bonnecaze, Magnolia Square, Real Estate

Contact phone: 225-261-9110

The Village at Magnolia Square, an exciting new traditional neighborhood development off Lovett Road in the City of Central, is beginning to blossom this spring with the completion of three showcase homes.

The three new homes give visitors a chance to see what the mixed-use development will look like once homes are built on the 79 home sites in Phase I of the development. The 185-acre development will feature a restaurant, coffee shop and other light commercial and office space to accompany the upscale houses. Amenities planned for the village include a pool and fitness center, an activity lawn, an amphitheater, parks and playgrounds, 30 acres of woods and a 5-acre stocked lake.

"Magnolia Square is like a village within the town of Central," said Judy Bonnecaze, who is marketing The Village at Magnolia Square for developers James H. Nunnally and W. Steele Pollard. When completed, Magnolia Square will feature classical style homes complemented by a convenient lifestyle, which allows "more time to enjoy the good life...only a short walk from home," Bonnecaze said.

The showcase homes, which are not currently for sale, allow visitors to see the quality of construction from the only builders authorized to build in Magnolia Square — Bo Fetzer, Nathan Spicer and Steve Rabalais. Bonnecaze said buyers can have one of the showcase homes built, they can select from a book of other available plans, or they can bring their own plans, which must be approved by

the town architect. Lots range in size from 40 x 125 feet up to 70 x 160 feet, she said. The homes will have rear loading garages on alleyways, which will preserve the charming elevated facades along each street.

The D'Orleans showcase home, a 2,863-square-foot New Orleans Classical style home with an elevated brick porch below a wide wrought iron balcony, is a 4-bedroom Steve Rabalais offering with fabulous outdoor living spaces topped by a private "man-cave."

The home has hand-scraped hickory and travertine tile flooring, and a classic interior brick wall with double arches separating the living room from the kitchen. The living room has a tall gas fireplace with a Juparana Crema Bordeaux slab granite surround and a tall faux stone mantle.

The gourmet kitchen has more Juparana granite, travertine backsplashes and floors, and stainless appliances, including a 5-burner gas cook top with a pot-filler. There's also a very cool electric faucet over a double stainless sink. That's correct, an electric faucet. It's sort of like a touch lamp: keep



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the faucet handle in the up position at the desired water temperature, and then all it takes is a slight touch of the faucet's base to turn the water on and off. The nearby butler's pantry has a wine cooler and a separate beverage cooler below glass-front cypress cabinets, and a corner pantry has a light-switched door.

The master suite is at the end of a short hall, near the laundry room and bedroom No. 2. The other two bedrooms are upstairs and share a Hollywood bath. The master bath has a travertine shower with two water sources and a pebble floor, as well as a double-sized Jacuzzi tub below a stained glass window.

The dining area is nestled in a corner with five tall crowned windows with a view outside to what is absolutely the best room not in the house — an amazing outdoor living space with a kitchen, living room and grill on a slate floor below a 22-foot vaulted beaded board ceiling. An outdoor seating area with a fireplace separates the kitchen, which has a 5-burner cook top and refrigerator, from the grill, located on the brick patio wall. When mosquitoes become a problem — and you know they will — there's no need for sprays or chemicals. Just use the remote control and lower the 30-foot motorized screen wall to keep them out.

Stairs to a balcony above the outdoor room provide access through leaded glass doors to the "man cave" which is what Rabalais calls the media room. Up here, you'll find a 110-inch television, a refrigerator, sink, 5-burner cook top, icemaker and a "Cosmic Black" curving split level granite wet bar.

This fabulous home, and the two other showcase homes, will be open today from 1-5 p.m. as part of the National Open House program. The Village at Magnolia Square sales office is open daily.

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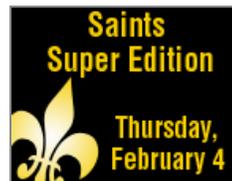
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