



EAST MEMPHIS · 26 GATED RESIDENCES

East End Village

A new chapter for East Memphis living.

\$10,000 BUILDER CREDIT · 4.75% INTEREST RATE OFFERED — LIMITED TIME

Twenty-six architect-designed townhomes set behind private gates on Park Avenue. Designed by Shapiro & Co. and built by Griffin Elkington, with sleek quality finishes showcased throughout. Modern open plans, wood floors, 10-foot ceilings — quiet luxury, built for 2026.

5492 Park Avenue · Memphis, TN

THE OFFER

Limited-Time Incentives

\$10,000

Builder Credit toward closing costs or design upgrades.

4.75%

Preferred interest rate offered through builder lender.

Turnkey

Designer finishes, smart-home wiring, private garage included.

THE COMMUNITY

Site Plan



East End Village
Site Plan
Memphis, TN

Shapiro & Company Architects, PC
901.685.9001 | www.shapiroandco.com

26 lots - Townhome A, B and C plans - Gated entry from Park Avenue.

The Montgomery

Townhome A · End-unit flagship



3 BD

2.5 BA

2-Car Garage

East End Village is a brand-new exclusive gated community of 26 luxury townhomes in the heart of East Memphis. The Montgomery is the flagship plan — a modern, open layout with wood floors and 10-foot ceilings down, evoking a quiet luxury lifestyle focused on practicality for 2026. Premium kitchen with quartz countertops & island, Bosch stainless appliances and custom crafted cabinetry offer maximum functionality and storage. The downstairs primary suite features a spa-inspired bath with frameless walk-in shower and double vanities. Upstairs: two spacious bedrooms with Jack & Jill bath and a multi-use flex space with custom dry bar. A private rooftop patio crowns the home — perfect for unwinding. Attached 2-car garage with epoxy floors.

The Montgomery — Architectural Floor Plan



1 First Floor Plan - Townhome A



2 Second Floor Plan - Townhome A

East End Village
Townhome A
Memphis, TN

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THE RESIDENCES

The Timberlake

Townhome B · Interior plan



3 BD

2.5 BA

2-Car Garage

The Timberlake interior plan brings the same modern, open feel — wood floors and 10-foot ceilings down, premium kitchen with quartz countertops, island and Bosch stainless appliances. The great room opens to a private courtyard. Upstairs delivers a generous primary suite with spa-inspired bath, two additional bedrooms and a flexible loft. Attached 2-car garage with alley access.

The Timberlake — Architectural Floor Plan



1 First Floor Plan - Townhome B



2 Second Floor Plan - Townhome B

East End Village
Townhome B
Memphis, TN

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The Lenox

Townhome C · Two-bedroom retreat



2 BD

2.5 BA

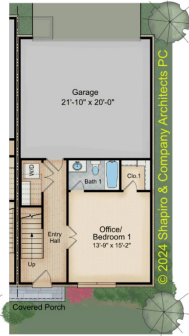
2-Car Garage

Featuring 2 bedrooms and 2.5 baths, the Lenox offers a modern, open plan with wood floors and 10-foot ceilings down — a quiet luxury lifestyle focused on practicality for 2026. Premium kitchen with pantry, quartz countertops & island, Bosch stainless appliances, and custom crafted cabinetry. The primary suite includes a spa-inspired bath with frameless walk-in shower, double vanities and a spacious walk-in closet. The second bedroom is en-suite with its own full private bath. Upstairs flex space offers versatility for home office or other needs. Attached 2-car garage with guest parking conveniently located behind. Low maintenance, easy living, with ultimate privacy in a prime East Memphis location.

The Lenox — Architectural Floor Plan



1 First Floor Plan - Townhome C



2 Partial First Floor Plan
Townhome C Lot 24 Only



3 Second Floor Plan - Townhome C



4 Partial Second Floor Plan
Townhome C Lot 24 Only

East End Village
Townhome C
Memphis, TN

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DESIGNER FINISHES

Quiet Luxury, Built In.

- Wood flooring on main level (Robbins or Harrington hardwood)
- Quartz countertops & waterfall island, custom Integrity cabinetry
- Bosch stainless appliance package — refrigerator, range, dishwasher, microwave/hood
- Spa-inspired baths: frameless walk-in showers, double vanities, designer tile
- 10-foot ceilings down, 9-foot up · custom dry bar in flex space (plan-dependent)
- Brass & matte black hardware, designer lighting throughout
- Attached 2-car garages with epoxy floors
- Smart-home pre-wire · gated entry with 24/7 monitoring

SCHEDULE A PRIVATE TOUR · 5492 PARK AVENUE, MEMPHIS, TN

Inquiries: beau.rivercity@gmail.com

Architect: Shapiro & Co. Architects · Builder: Griffin Elkington / River City Development

Information is believed accurate but not warranted. Renderings are artistic representations; finishes and floor plans subject to change. Incentives available for a limited time on select homes.