

Located in Shippensburg, PA, just two short miles from Shippensburg University, Deerfield Commons combines modern convenience with pastoral charm in the lush hills of Cumberland County. Offering one, two, or three bedroom apartments, buildings with elevators, high speed internet, washers and dryers, window blinds and furnished or unfurnished options. Deerfield Commons custom designed homes offer the perfect setting for studying, entertaining or just living life maintenance free. You will absolutely love the exercise facility, clubhouse, picnic areas, basketball court and calming landscaping of this exquisite community.

Call to schedule your visit today!

### Deerfield's Green Initiative

- Developed in a compact way, at about 15 units per acre, to save surrounding farmland.
- Landscape design that uses wetland plants in ponds and limits irrigation requirements elsewhere.
- High-efficiency, water-conserving toilets, showers and faucets.
- Energy-efficient construction with 3rd-party testing for air filtration.
- Thoughtfully designed units that are functional and feel bigger than they are.
- Creative wood framing techniques to conserve the use of lumber.
- Locally produced materials used when possible.
- Higher insulation values than required by Building Codes.
- Compact fluorescent lamps used throughout.
- Fitness Room in Community Center w/ special acoustic design features for a more comfortable workout.



Beautiful Swimming Pool with Sundeck for those lazy summer days.

### Development Amenities

- Beautiful clubhouse w/ free wifi, copy and fax machine
- Fitness Center
- Elevator access
- Maintenance free living
- Well-lit grounds and parking
- Picnic areas w/ grills
- Pets friendly (some restrictions/fees apply)
- Short-Term/Corporate leases available
- Public transportation
- 2.08 miles from Shippensburg University
- Designed to be an Eco-Friendly or "green" community
- All major appliances included
- Single car detached garage/storage unit available (additional fees apply)
- Swimming pool w/ large sundeck

### Driving Directions

1. Take 81 to exit 29.
2. Turn Right onto Walnut Bottom.
3. Turn Right onto Conestoga Rd.
4. Turn Right onto Progress Blvd.
5. Proceed to Intersection.



### Paradigm Properties Group, Inc.

Deerfield Commons  
100 Deerfield Lane  
Shippensburg, PA 17257

Phone: 717-530-5111  
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E-mail: info@deerfield-commons.com



"We moved here in May of 2013. It has been a great experience so far. The apartments are spacious and well maintained."



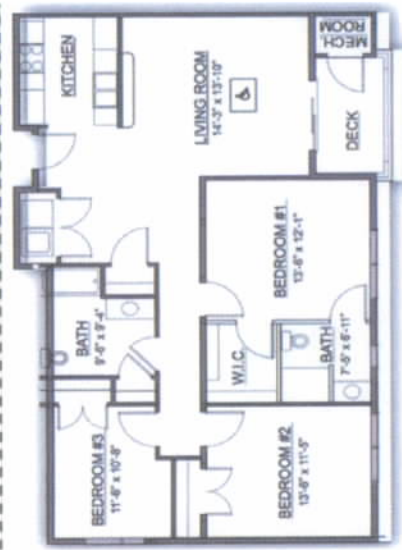
### 4 Story Unit Layouts



**DAUPHIN** 2 BEDROOM / 2 BATH 1,106



**FRANKLIN** 2 BEDROOM / 2 BATH 1,179

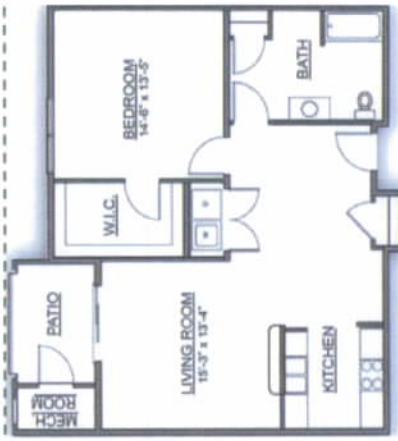


**HUNTINGTON** 3 BEDROOM / 2 BATH 1,264 SF

### 4 Story Unit Layouts Continued



**LANCASTER** 1 BEDROOM / 12 BATH / DEN 1,117 SF



**INDIANA** 1 BEDROOM / 1 BATH 900SF

### Apartment Amenities

- 1, 2, & 3 Bedroom Apartment Homes
- Low sound transmission construction
- Wired with high speed fiber optics
- Blinds provided on windows
- High efficiency heat pumps
- Custom designed floor plans
- Washer/Dryer in every unit
- Refrigerator w/ Ice Maker
- Microwave overtop Range w/ Self Cleaning Oven
- 9 foot ceilings

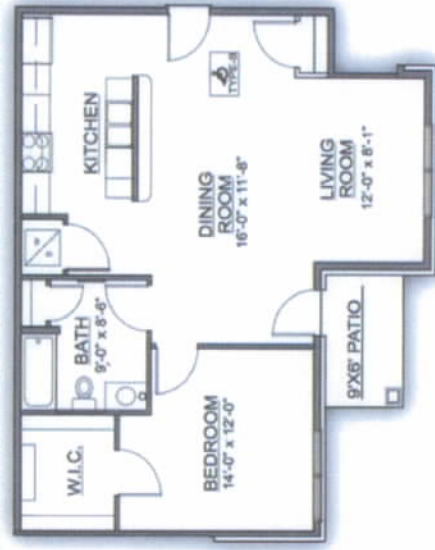
### 3 Story Unit Layouts



**CAMBRIA** 2 BEDROOM / 2 BATH 1,174 SF



**BRADFORD** 1 BEDROOM / 1 BATH / DEN 999 SF



**ALLEGHENY** 1 BEDROOM / 1 BATH 887 SF