

# 1708 Branching Canopy Dr

WINDSOR, CO 80550



## PRICE

**\$885,787**

## PLAN

Plan 2

## LOCATION

Sugar Hills at RainDance

## FEATURES

-  4 Bedrooms
-  4.0 Bathrooms
-  2,733 Sq. Ft.
-  3 Car Garage

Homesite 5 at Sugar Hills at RainDance by Trumark Homes is a spacious single-story home featuring 2,733 Sq. Ft. of living space with four bedrooms and four baths. Just through the entryway is the bonus room leading to the secondary bedrooms with ensuite bathrooms. Beyond the entry you'll find the great room complete with a modern gas fireplace and a covered outdoor Colorado room, which is accessible from both the dining room and the great room. The gourmet kitchen features a spacious walk-in pantry and center preparation island for all your entertaining needs. 42" deluxe shaker style cabinetry in dusk and white finishes, quartz countertops with tile backsplash, stainless steel appliance package with 5-burner gas cooktop, convection oven, built-in microwave, and dishwasher are included.

The contemporary primary suite features a spa-like bathroom with two sinks, a walk-in shower, and a luxurious freestanding tub. This bathroom is complete with two spacious walk-in closets. The home also comes with 5" LVP flooring in a natural stain throughout the main living areas, luxurious carpet in bedrooms, spacious 10-foot ceilings on the main floor and 9-foot ceilings in the basement, tankless water heater and AC, insulated steel garage door, and much more!

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## SUGAR HILLS PLAN 2 FLOOR PLAN

SUGAR HILLS • 60' LOTS  
2,733 - 4,126 Sq. Ft. • 4 - 5 Bedrooms • 4 - 5 Baths

RESIDENCE 2



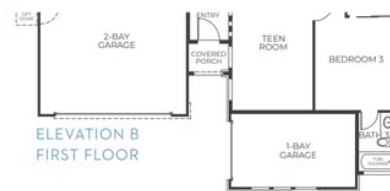
ELEVATION A – MODERN FARMHOUSE



ELEVATION B – MODERN PRAIRIE



ELEVATION C – MODERN MOUNTAIN



ELEVATION B  
FIRST FLOOR



ELEVATION C  
FIRST FLOOR

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