

# 11172 N La Brisa Drive

FRESNO, CA 93730



## PRICE

**\$480,500**

## PLAN

Canto

## LOCATION

Ariette at Copper River

## FEATURES

-  3 Bedrooms
-  2 Ba, 1 Half Ba
-  1,713 Sq. Ft.
-  2 Car Garage

Homesite 80 is the Canto plan at Ariette at Copper River, is an exquisite two-story residence, designed with functionality and style in mind. The quaint porch opens into the foyer with the staircase to the right, that has under the stair storage. Beyond the stairs is the open concept Great Room and kitchen. The kitchen features ample cabinetry in the color manta ray, chrome finishes, and beautiful quartz countertops, making meal preparation a delight. Upstairs, the owner's suite offers a serene retreat, complete with a luxurious en-suite bathroom and ample closet space. Also upstairs, two additional bedrooms and loft share a well-appointed full bathroom, ensuring comfort and privacy for family members and guests alike. This home features tile flooring throughout the first floor, bathrooms, laundry room with plush carpet in the stairwell, second floor, and bedrooms. Ariette at Copper River offers access to parks, trails, and nearby schools in a well-connected Clovis Unified School District. Residents enjoy proximity to shopping, dining, and outdoor recreation. REPRESENTATIVE PHOTOS ADDED.



# 11172 N La Brisa Drive

FRESNO, CA 93730

Ariette  
COPPER RIVER

TRUMARKHOMES

## CANTO

1,713 Sq. Ft.  
3 Bedrooms w/ Loft  
2.5 Baths  
2 Car Garage

DRAFT



FIRST FLOOR



SECOND FLOOR

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