

# 1163 Ponderosa Way West

MADERA, CA 93636



PRICE  
**\$469,392**

PLAN  
Lydian

LOCATION  
Ariette at Riverstone

## FEATURES

-  3 Bedrooms
-  2.5 Bathrooms
-  1,955 Sq. Ft.
-  2 Car Garage

### **\$65,000 For Your Dream Home - Your Way!\*** [Learn More ->](#)

You decide how to use it! Enjoy up to \$65k towards what matters most to you - closing costs, rate buy-down, or even lowering your purchase price. It's your home, your choice! Speak with our sales representative to learn more about exclusive offer.

Homesite 7098 is the Lydian plan at Ariette at Riverstone, is an elegant two-story, crafted with quality and designed with care. Spanning 1,955 square feet of living with three bedrooms and two and a half bathrooms that is move-in ready! Key features include:

- Storm colored cabinets, chrome finishes, and quartz countertops
- Stainless steel appliances, including dishwasher and stovetop
- Access to Riverstone's thoughtful amenities including The Lodge clubhouse, pool, fitness center and so much more
- Part of the award-winning Golden Valley Unified School District

As you walk in, you are greeted by the vast foyer, beyond the staircase opens into the dining room, kitchen, and Great Room. The kitchen features a large center-island, breakfast bar and pantry, that flows effortlessly into the Great Room. As you ascend upstairs, you are welcomed into the cozy loft, with two bedrooms and bathroom just beyond it. Past the laundry room, you enter the luxurious Owner's Suite with dual sink vanities, large shower, linen closet and two walk-in-closets.



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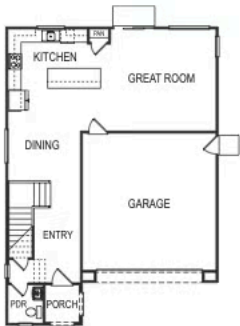
*Ariette*  
at RIVERSTONE

**Features**

- 3-4 Bedrooms
- 2.5 Bathrooms
- 2 Car Garage

**Lydian**  
1,955 Sq. Ft.

FIRST FLOOR



SECOND FLOOR



OPT BEDRM 4  
@ LOFT

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