

1371 Crescent Ave

MANTECA, CA 95336



PRICE
\$510,000

PLAN
Residence 2

LOCATION
Dawn at The Collective 55+

FEATURES

-  2 Bedrooms
-  2 Ba, 1 Half Ba
-  2,314 Sq. Ft.
-  2 Car Garage

Homesite 281 at Dawn at The Collective by Trumark Homes is a flexible single-story home offering 2,314 sq. ft. of thoughtfully designed living space with two bedrooms and two and a half bathrooms, move-in ready by early summer 2026. The first floor features a guest suite with a full bathroom and an impressive walk-in closet, ideal for visitors or multigenerational living, along with a well-appointed den, hall powder room, and conveniently located laundry room. Past the entryway, the gourmet kitchen includes recessed-panel Beech Shaker cabinetry with stained finishes, chrome knobs, granite slab countertops with a 6" backsplash, stainless steel appliances, a center preparation island, and a spacious walk-in pantry. The luxurious primary suite offers a spa-like bathroom with dual sinks, a walk-in shower, a spacious bathtub, and an expansive walk-in closet. There is still time to personalize interior finishes to make this home uniquely yours. Located in a gated community with a 10,000 sq. ft. clubhouse featuring a pool, fitness center, pickleball and bocce courts, a dog park with wash station, and more, this neighborhood offers the perfect blend of active, resort-style living. Schedule a tour today to make this home yours!

Representative photos added.

DAWN AT THE COLLECTIVE | RESIDENCE 2 FLOOR PLAN

Dawn | RESIDENCE 1
AT THE COLLECTIVE | 2 Bedrooms, 2.5 Baths, 2,021 Sq. Ft.

THE COLLECTIVE
TRULIVING MANTECA



IAR - Contemporary Farmhouse



IBR - Napa Valley Classic



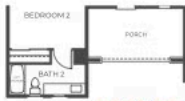
ICR - Craftsman



ELEVATION 1CR



OPTIONAL COVERED
OUTDOOR ROOM



ELEVATION IAR



ELEVATION IBR

New Home Specialist • (925) 281-3227 • Sales@TrumarkHomes.com

Dawn Sales Gallery • 1306 Parkcrest Circle, Manteca, CA 95336 • VIP-Dawn.com

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PRELIMINARY AND SUBJECT TO CHANGE

TRUMARKHOMES