

# The Driftwood

PELICAN SHORES AT WATER VALLEY



PRICE  
**\$710,000**

## FEATURES

-  3 Bedrooms
-  3 Bathrooms
-  2,873 Sq. Ft.
-  2 Car Garage

Pelican Shores' Plan 4, The Driftwood, features an inviting covered porch with a secondary bedroom off the front of the home. This two-story luxury patio home offers 2,873 Sq. Ft. of living space. Past the entry hall is the gourmet kitchen, featuring a center preparation island overlooking the spacious dining area and great room. This home includes granite countertops in the kitchen, bathrooms, and laundry room. The stainless steel appliance package comes with a Zephyr chimney hood. Connected to the dining and covered back patio, the primary suite consists of a stunning spa-like bathroom with an optional free-standing tub, dual sinks, and a spacious walk-in closet.

The second floor includes a secondary bedroom with a walk-in closet. This floor also features a full bath with a walk-in shower and a spacious game room with an optional wet bar. This home also comes with extensive LVP flooring in entry, kitchen, powder baths, and dining room, per plan, carpet in bedrooms, a tankless water heater, an insulated steel garage door, and much more!



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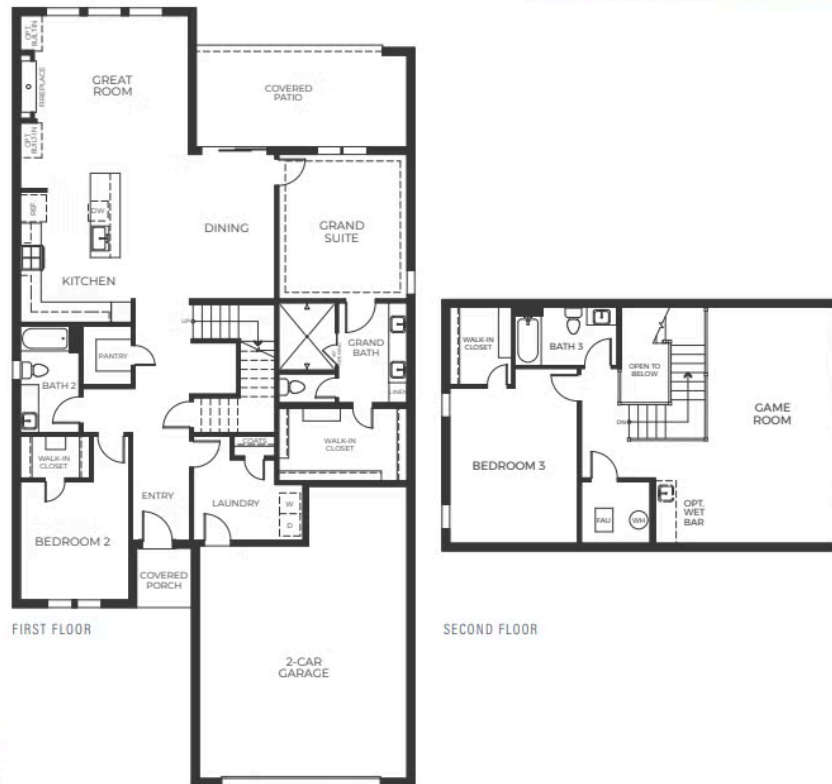
PELICAN SHORES AT WATER VALLEY

## THE DRIFTWOOD FLOOR PLAN



### THE DRIFTWOOD

Two-Story Home • 2,873 Total Sq. Ft.  
3 Bedrooms • 3 Bathrooms



New Home Specialist | (720) 704-1472 | [Sales@TrumarkHomes.com](mailto:Sales@TrumarkHomes.com)

**Sales Gallery** | 1784 Barefoot Dr., Windsor, Colorado 80550 | [VIP-PelicanShores.com](http://VIP-PelicanShores.com)

*Preliminary*

This is not an offer to sell but is intended for information only. The developer reserves the right to make modifications to materials, specifications, plans, pricing, various fees, designs, scheduling and delivery of homes without prior notice. Square footage is approximate. Plan and dimensions may contain minor variations from floor to floor. Rendering is artist's conception and does not reflect actual homesites. ©

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