

# 1734 Beachside Drive

WINDSOR, CO 80550



PRICE  
**\$699,900**

PLAN  
The Riviera

LOCATION  
Pelican Shores at Water Valley

FEATURES  
🛏 3 Bedrooms  
🛁 2.0 Bathrooms  
📏 2,130 Sq. Ft.  
🚗 2 Car Garage

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Homesite 60 at Pelican Shores is a charming single-story, 2,130 Sq. Ft. luxury patio home. Past the entry hall, you'll find the gourmet kitchen with stainless steel appliances, a walk-in pantry, and a center preparation island overlooking the spacious dining, great room, and covered patio. This home includes quartz countertops in the kitchen, bathrooms, and laundry room. Adjacent is the primary suite with a luxurious, spa-like bathroom with dual sinks, and a walk-in closet. This home also comes with Casual Summer engineered wood flooring in entry, kitchen, powder baths, and dining room, carpet in bedrooms, contemporary bath fixtures, a tankless water heater, an insulated steel garage door, and much more!



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## THE RIVIERA FLOOR PLAN



### THE RIVIERA


One-Story Home • 2,130 Total Sq. Ft.  
3 Bedrooms • 2 Bathrooms



New Home Specialist | (720) 704-1472 | Sales@TrumarkHomes.com

Sales Gallery | 1784 Barefoot Dr., Windsor, Colorado 80550 | 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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