

5115 John Muir, Timnath, CO 80547

Community: Trailside Story Collection - Single Family Homes

Floor Plan: Rowling

\$742,470

2,451 Finished Sq Ft. 3 Bedrooms 2.5 Full Baths 2 Car Garage 2.0 Stories



****MOVE-IN READY!****

This home qualifies for our current incentive: an interest rate starting as low as 2.99% for your first year, 3.99% for your second year, and 4.99% locked for your third through 30th years - Call or text Kendall for more information: [970-716-6088](tel:970-716-6088). Buyer must contract by August 31st and close by December 2024.

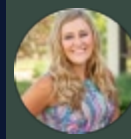
The Rowling floorplan includes dedicated office space on the main floor along with a spacious and thoughtful kitchen/dining/living layout. Upstairs you will find a roomy loft, an expansive master suite with a generous walk-in closet, and 2 guest bedrooms. This is the perfect family home with space for everyone.

This home is finished with White Icing shaker cabinets, Chef's Delight Gas Appliance Package with dual fuel range and range hood, Meridian Gray quartz countertops throughout the home, Chatter Oak vinyl plank, Satin Nickel doors levers, 5-panel interior doors, Brushed Nickel plumbing fixtures, White Picket gloss backsplash, rear covered patio, additional window packages in Kitchen, Hallway/Stairs, and Master Bedroom. **The home overlooks the community pool and pickle ball courts!**

Photos are of the actual home!

CALL 970-716-6088 TO SCHEDULE A 1 ON 1 APPOINTMENT

Plans and elevations are artist's renderings only, may not accurately represent the actual condition of a home as constructed, and may contain options which are not standard on all models. We reserve the right to make changes to these floor plans, specifications, and elevations without prior notice. Stated dimensions and square footage are approximate and should not be used as representation of the home's precise or actual size.



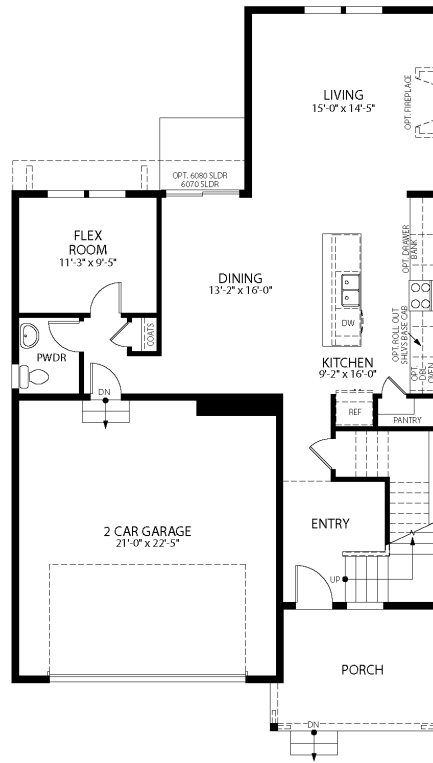
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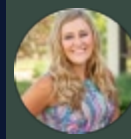
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FIRST FLOOR

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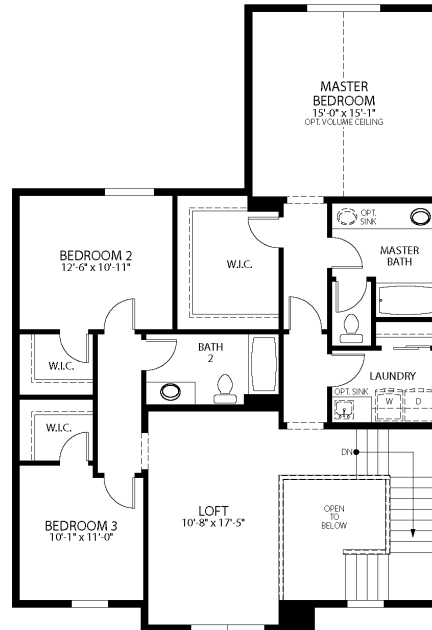
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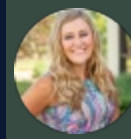
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SECOND FLOOR

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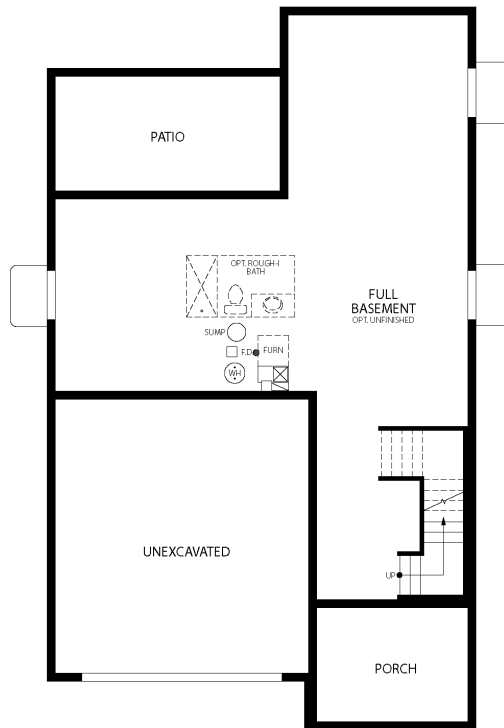
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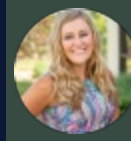
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UNFINISHED FULL BASEMENT

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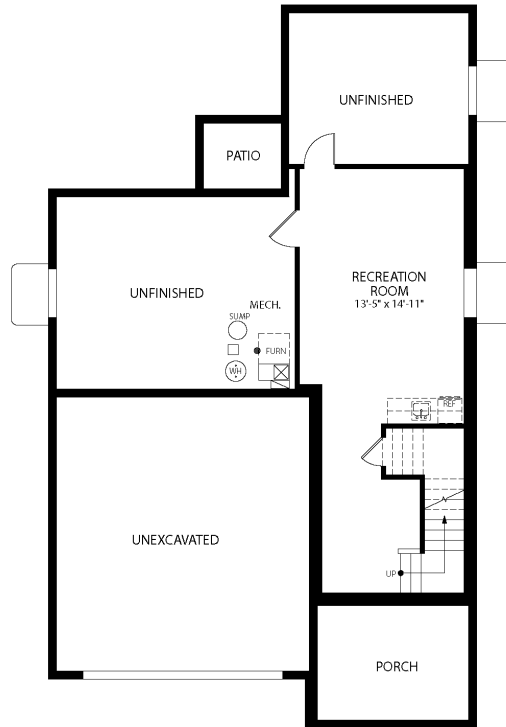
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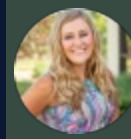
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FINISHED REC ROOM PARTIAL BASEMENT

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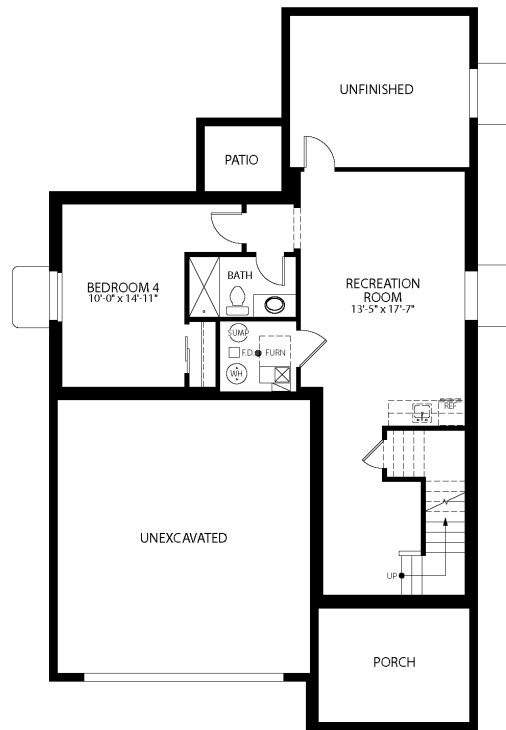
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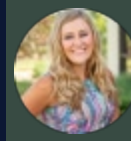
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FINISHED FULL BASEMENT-1

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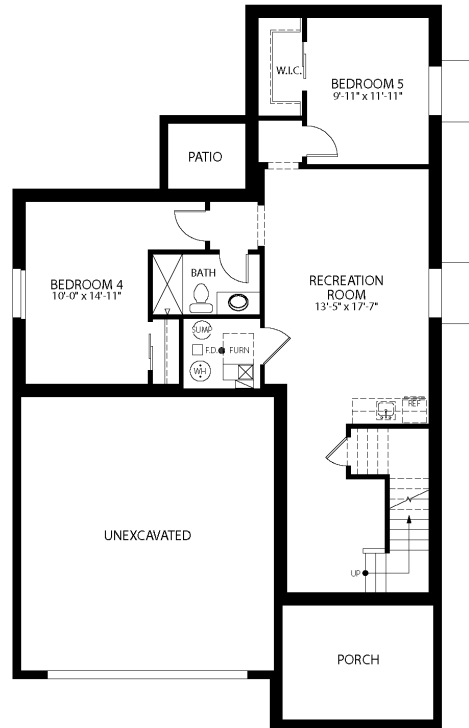
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OPT. FINISHED FULL BASEMENT-2

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