




6108 Gault Rd, Timnath, CO 80547

Community: Trailside Story Collection - Single Family Homes

Floor Plan:

\$717,270

 3,083 Finished Sq Ft.  4 Bedrooms  3.0 Full Baths  2 Car Garage  2.0 Stories



This thoughtfully designed **Twain** offers a flexible **two-story** layout **with a finished basement rec room** and an open-concept main level featuring a **spacious kitchen** with island, pantry, and **front flex/office space**. Upstairs includes **four bedrooms, a loft, second-floor laundry**, and a vaulted primary suite with walk-in closet.

This home will be finished with Lancaster shaker cabinets painted Eucalyptus, 42" kitchen uppers, Lusso quartz countertops, white 3x12 tile backsplash, Shaw luxury vinyl plank flooring in Cozy Taupe, and Mesquite Falls Kindling carpet. The primary bath features a frameless glass shower, vertical white subway tile, penny tile floor, and matte black fixtures. Additional highlights include an 8' sliding patio door, central A/C, tankless water heater, active radon system, built-in bench with cubbies, and an Evergreen Fog front door.

Photos are of a previously completed home. Actual finishes may vary.

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.

Twain First Level

TWAIN - FIRST LEVEL



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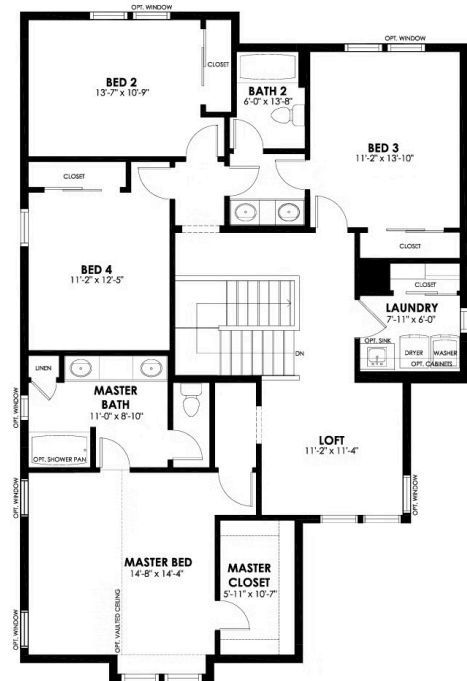
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Twain Second Level

TWAIN - SECOND LEVEL



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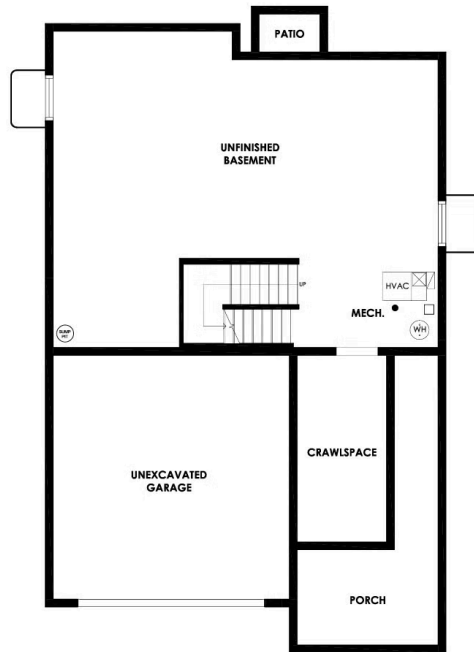
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Twain Unfinished Basement

TWAIN - UNFINISHED BASEMENT



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