

# CLIFFSIDE

CASTLE ROCK



The Energy Savings are Built In

VILLAGE HOMES

## *The Numbers Tell Our Story*

We are confident that our Whole Home System will save you energy and money. The Home Energy Rating System, or HERS, is accepted as the definitive measure of home energy cost savings by the Mortgage Bankers Association of America and homebuilders across America. Our HERS rating stands for real tangible savings.

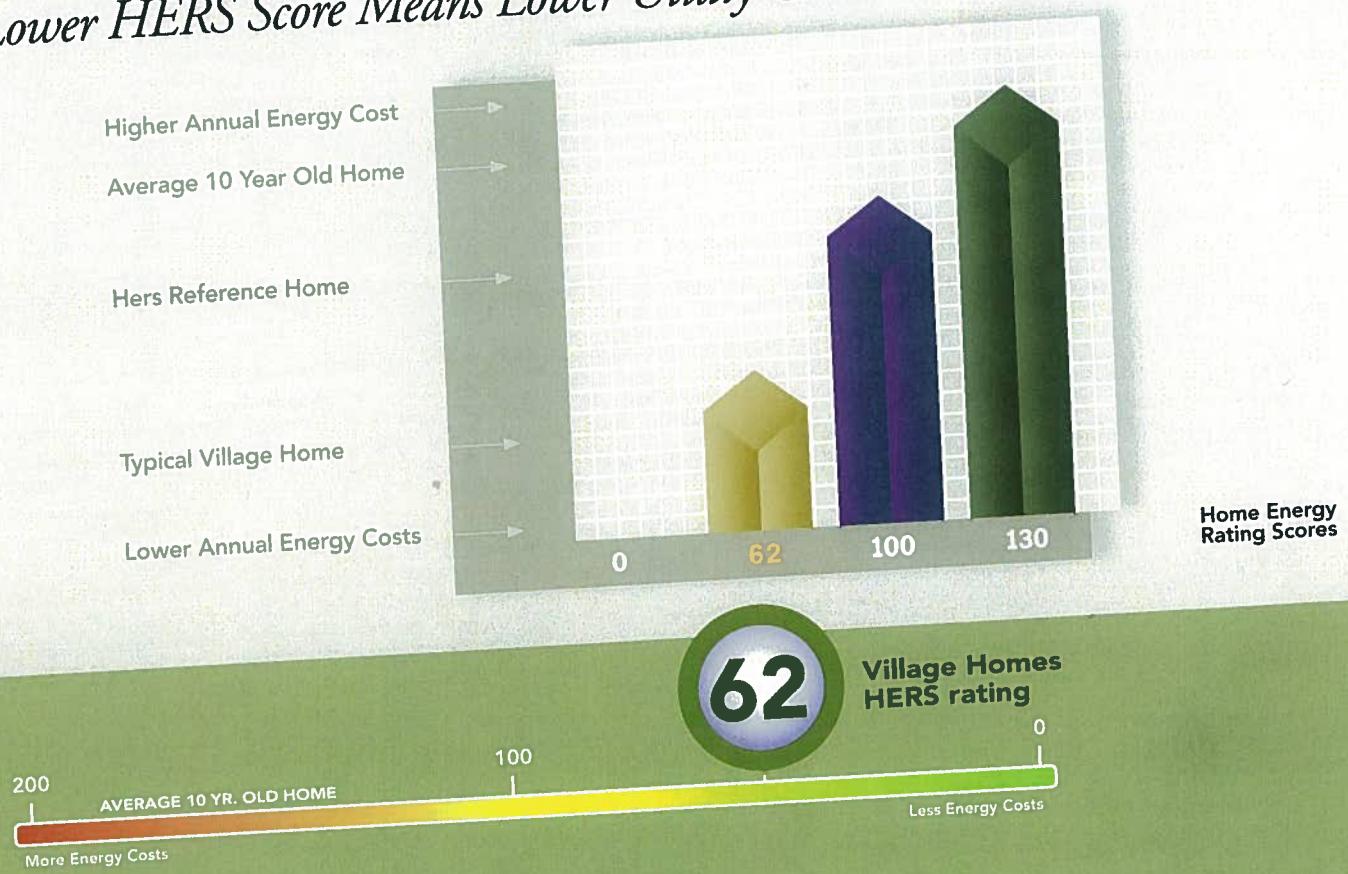
Each point decrease in the HERS Index corresponds to a 1% reduction in energy consumption compared to the HERS Reference Home. The typical single-family Village home built on Colorado's Front Range rates 62 on the HERS index, which means our homes are 38% more energy efficient than the standard new home that scores 100. Just like a low mortgage rate, a low HERS score means more money in your pocket as well as a more comfortable, durable, efficient, and environmentally sound home.



**ENERGY STAR® appliances**

The ENERGY STAR name is a registered trademark owned by the EPA.

## *A Lower HERS Score Means Lower Utility Costs*



## *Energy Savings Today and Tomorrow*

Our building standards could translate into thousands of dollars in yearly savings compared to the average existing home. You benefit from our focus on in-home technologies and quality construction that result in year-round comfort and lower utility bills. Every home we build is audited by a nationally recognized energy rating service company. Energy-Logic performs a HERS rating to establish a clear, measurable number that ensures energy savings into the future. This benchmark can be used to compare with other homes on the market, so that you can see the economic benefits of an energy efficient Village home.

## *At Home with Energy Savings*

When you step into a Village home, you will experience a blend of thoughtful home design combined with superior craftsmanship, resulting in a home that pays dividends month after month. This is more than a good decision for the environment; it's a great move for energy savings and household budgets, which represents savings you can count on.

A home that is energy efficient, comfortable, and well built will give you peace of mind for years to come. The knowledge that you are saving money and having a positive impact on the environment will enhance your pride of ownership today. These are more than concepts. They are our driving passion at Village Homes, to build the very best home for you and your family. Village Homes – Colorado's builder.

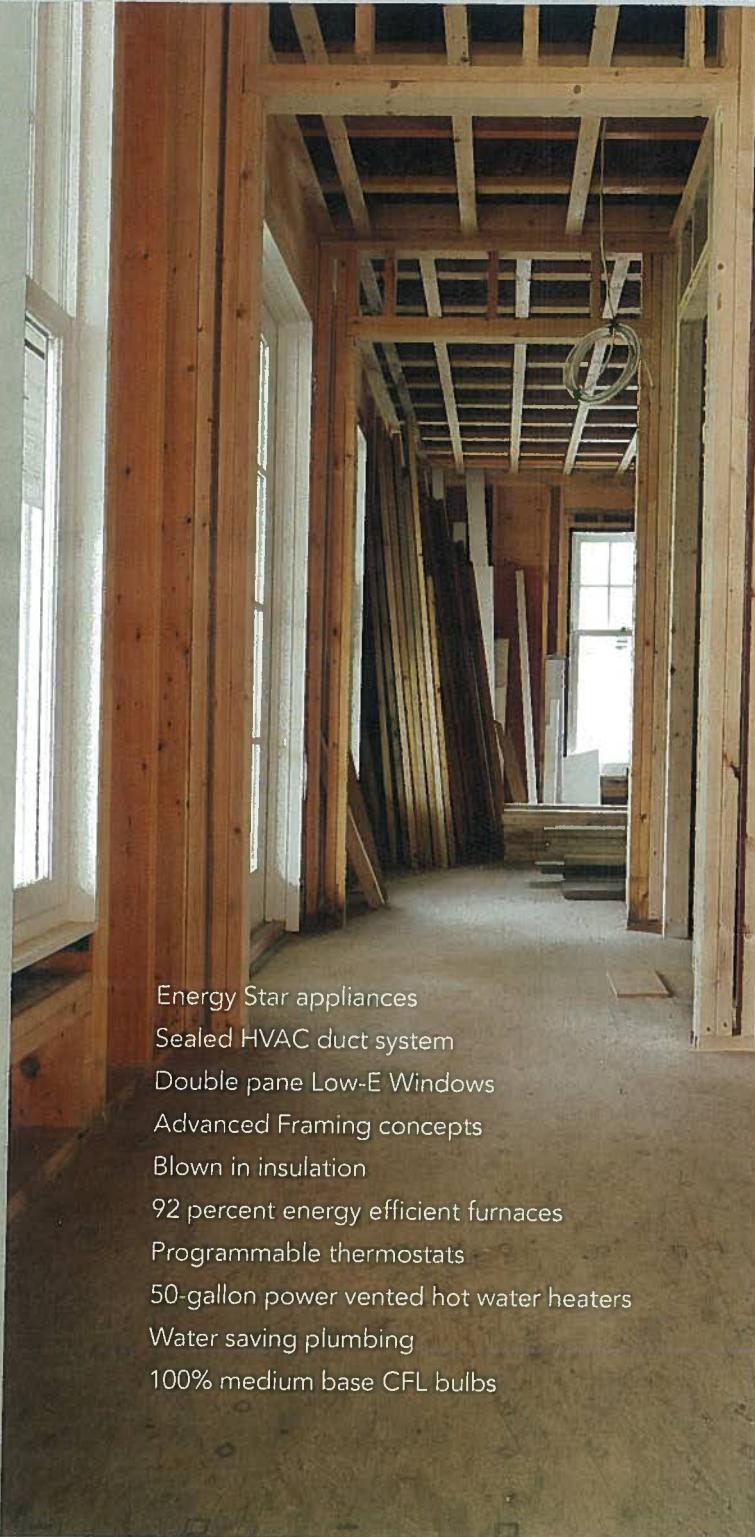


## *The Whole Home System*

Village homes are built to maximize comfort, energy savings and to create enduring value for you. We call it the "Whole Home System" where the technology and every step in the construction process is chosen and designed to create a home that is as energy efficient and comfortable, as it is beautiful.

As a HERS rated builder, every Village home will be more energy efficient than existing homes, or new homes simply built to code. Our homes are designed to achieve significant energy cost savings with detailed planning and measures throughout the home to create exceptional energy savings.

In fact, Village Homes' HERS scores are audited and backed by the third-party inspector EnergyLogic. So, when you see a Village Homes' HERS score, you know that independent industry experts have analyzed and measured the anticipated savings behind that score.



Energy Star appliances  
Sealed HVAC duct system  
Double pane Low-E Windows  
Advanced Framing concepts  
Blown in insulation  
92 percent energy efficient furnaces  
Programmable thermostats  
50-gallon power vented hot water heaters  
Water saving plumbing  
100% medium base CFL bulbs

# *Homes Crafted for Energy Efficiency and Savings*

## **Framing and Sealed Construction**

To ensure that your home does not leak energy, advanced framing concepts are used to reduce thermal bridging to the exterior. Close attention is paid to sealing traditional problem areas such as cantilevered floors, house and garage connections, headers, attic passageways and bathtubs, fireplace and exterior walls. Every Village home is professionally tested to ensure its high quality construction.

## **High Performance Shell Insulation**

Exterior walls are sprayed with superior high-tech cellulose insulation which ensures full coverage. Climate-appropriate insulation in floors, walls, and attics ensures even temperatures throughout the house, less energy consumption, and increased comfort. Housewrap is added to the exterior framing to aid sealing and reduce energy transfer to the exterior environment.

## **Sealed Custom Duct Work**

All heating and cooling is done through ducts, not building cavities. We carefully seal every duct. All ductwork is specifically engineered for each home plan and the homes' high-efficiency heating & cooling systems.

## **Heating and Cooling**

Our 92% efficient forced-air gas furnace and 50-gallon power vented hot water heater systems maintain exceptional whole home

comfort and energy savings. To achieve optimum comfort and temperature consistency, Village Homes installs programmable thermostat systems to control heating and cooling equipment.

## **Mechanical Ventilation**

Our ventilation system provides fresh air to optimize mechanical performance of the home's HVAC system while providing fresh air throughout your home, giving you superior indoor air quality.

## **Energy Star Qualified Appliances, Low E-Windows and CFL Bulbs**

Village Homes are equipped with ENERGY STAR qualified products – compact fluorescent bulbs, Low-E Windows and appliances. These ENERGY STAR qualified products provide additional energy savings to the owner.

## **HERS Score Backed By Third Party Experts**

Your home's HERS score is important. By knowing the home's HERS score, you can rest assured that the energy savings are truly present in the home. Independent HERS auditors from EnergyLogic inspect, test, and score every home we build which helps ensure comfort and efficiency.

[villagehomes.com](http://villagehomes.com) 866.752.2322

**VILLAGE HOMES**





# CLIFFSIDE

CASTLE ROCK

388 Galaxy Drive, Castle Rock, Colorado 80108

303.703.8600 | [villagehomes.com](http://villagehomes.com)

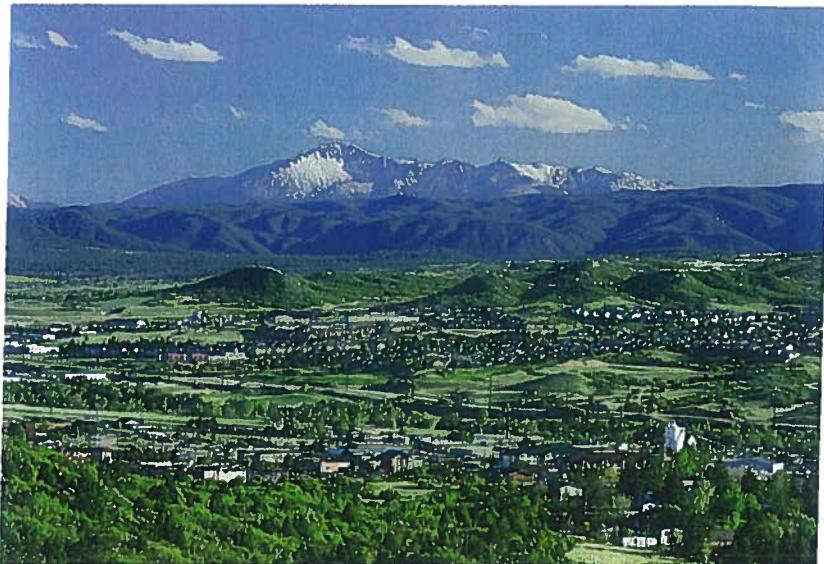
Tuesday through Sunday 10 AM to 6 PM, Monday Noon to 6 PM

New homes priced from the low \$400's

## *A Landscape that defines a lifestyle.*

An awe-inspiring Front Range vista framed by ponderosa pine, blue spruce and rugged outcroppings offers the promise of genteel, sophisticated living. This magnificent setting is home to Village Homes' discrete Cliffside community of luxury homes on sizable lots, with spectacular views and membership to a private clubhouse and pool.

Village Homes is introducing the Portrait Collection of new homes designed by the award-winning architects at KGA Studio. The generously sized homes in the Portrait Collection offers you a wide range of customizable floor plans and luxury upgrades throughout that make a secure statement of life well lived. Village Homes leads the way in creating a lifestyle-driven appreciation of what's important to homebuyers in Colorado.



### *Schools*

DOUGLAS COUNTY SCHOOL DISTRICT

[WWW.DCSDK12.ORG](http://WWW.DCSDK12.ORG)

SAGE CANYON ELEMENTARY

2420 AUTUMN SAGE STREET

CASTLE ROCK, CO 80104

720.433.0110

MESA MIDDLE SCHOOL

365 N. MITCHELL STREET

CASTLE ROCK, CO 80104

303.387.4750

DOUGLAS COUNTY HIGH SCHOOL

2842 FRONT STREET

CASTLE ROCK, CO 80104

303.387.1000

### *Shopping*

CASTLE ROCK FACTORY OUTLET

STORES

5050 FACTORY SHOPS BLVD.

CASTLE ROCK, CO 80108

PARK MEADOWS MALL

8401 PARK MEADOWS CENTER DRIVE

LONE TREE, CO 80124

### *Recreation and Attractions*

RED HAWK RIDGE GOLF COURSE

2156 RED HAWK RIDGE DRIVE

CASTLE ROCK, CO 80108

THE RIDGE GOLF COURSE

AT CASTLE PINES NORTH

1414 Castle Pines Parkway

Castle Pines, CO 80108

DOUGLAS COUNTY FAIRGROUNDS AND EVENTS CENTER

500 Fairground Drive

Castle Rock, CO 80104

RHYOLITE REGIONAL PARK

1701 Crystal Valley Parkway

Castle Rock, CO 80104

CASTLE ROCK RECREATION CENTER

2301 N. Woodlands Blvd.

Castle Rock, CO 80104

**VILLAGE HOMES**

## HOMEOWNER ASSOCIATION DETAILS



# CLIFFSIDE CASTLE ROCK

*Sapphire Pointe HOA, Managed by BRC Community Management*

## CLIFFSIDE HOA DUES

ESTIMATED YEARLY ASSESSMENT OF \$756\*

APPROXIMATELY \$63.00/MONTH

## DUES INCLUDE

USE OF COMMUNITY CLUBHOUSE

USE OF COMMUNITY SWIMMING POOL

SOME COMMON AREA LANDSCAPING MAINTENANCE

COVENANT ENFORCEMENT

COMMUNITY NEWSLETTERS

TRASH REMOVAL

HAPPY HOUR MEET AND GREET EVENTS WITH NEIGHBORS

*For more information, visit [www.sapphirespointe.com](http://www.sapphirespointe.com)*

\*Estimated assessment levels as noted above are subject to change without notice. It is the responsibility of the home buyer to confirm amounts with the Homeowner Association/ Management Company.

VILLAGE HOMES

# Comprehensive Warranty



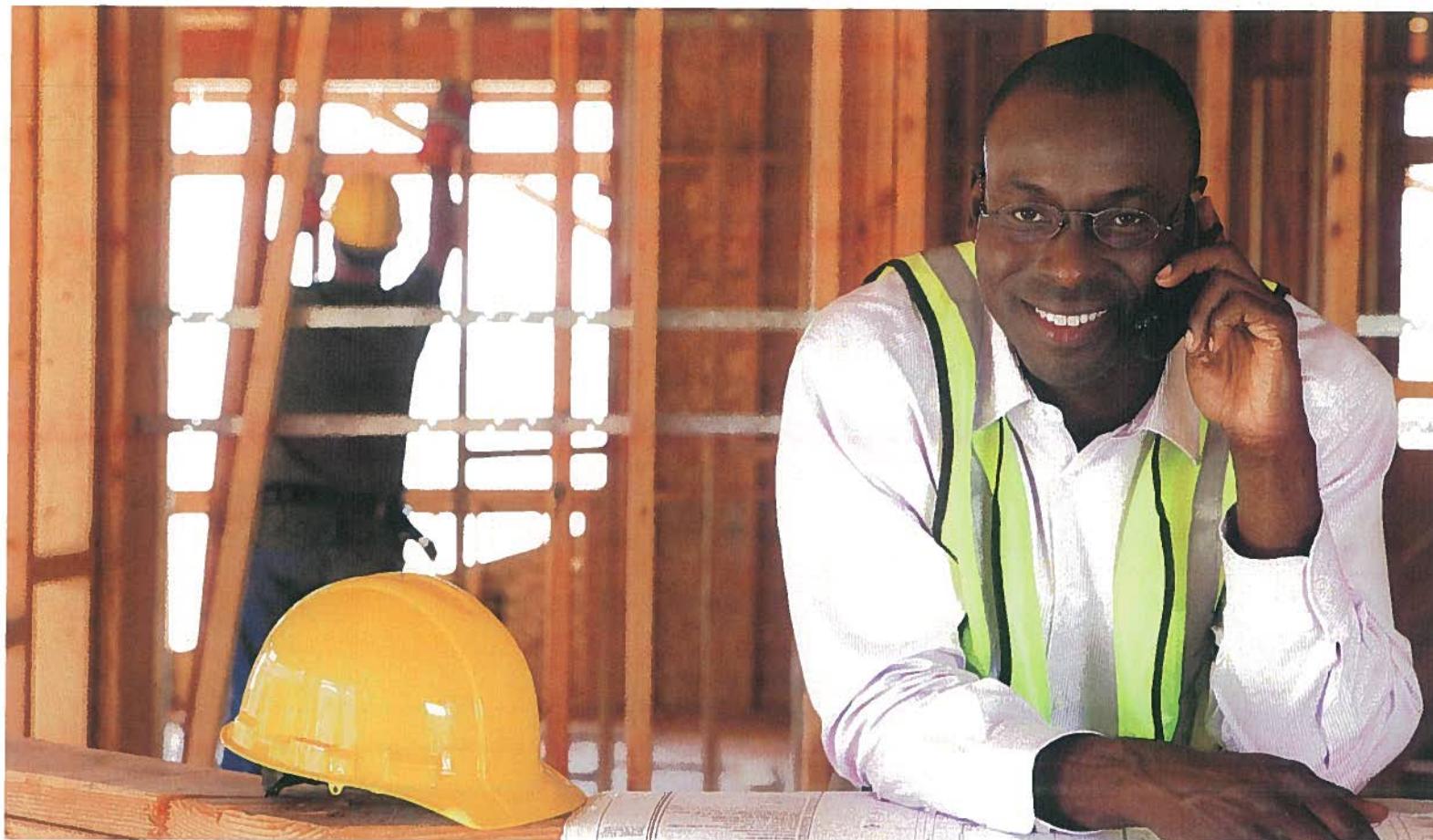
## Rest assured, you're covered.

Your enjoyment and satisfaction with your new Village home is important to us. We're proud to provide our Village Homes' Warranty to help protect your investment and provide you peace of mind. To ensure an exceptional homeownership experience, we also establish a comprehensive online "Home Experience" account to help you manage important warranty information, home care activities and service requests.

### THE VILLAGE HOMES' WARRANTY

VILLAGE HOMES

# Independent Third-Party Inspection



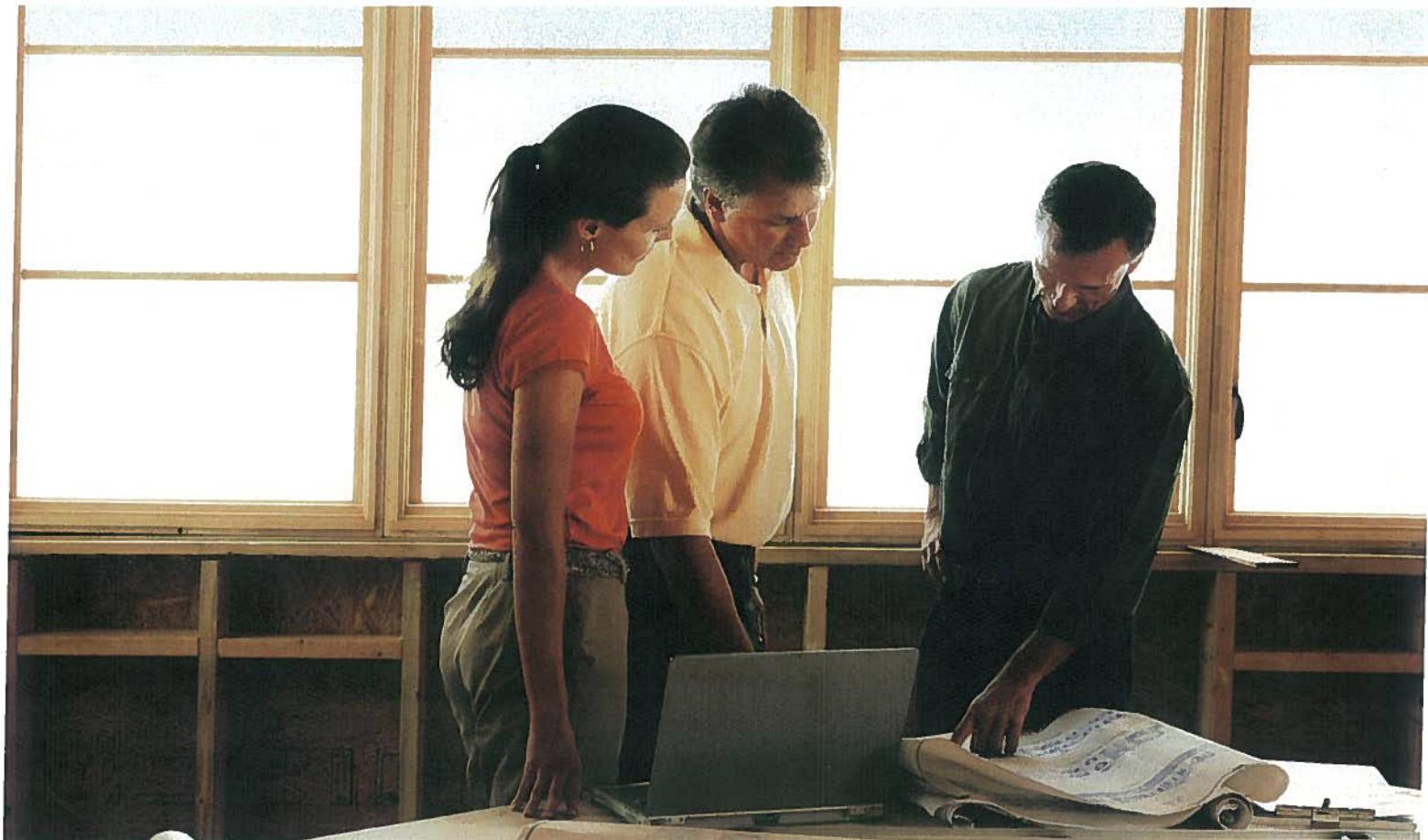
## Quality assured, top to bottom.

Burgess Construction Consultants work hand in hand with Village Homes to ensure the materials, construction, and pre-construction engineering of your new home fulfills the high standards of a quality builder. The pre-drywall inspection alone includes more than 300 inspection points. Every stage, from foundation to roof, is inspected by one of the nation's leading independent building inspection services.

BURGESS CONSTRUCTION CONSULTANTS

VILLAGE HOMES

# Customize Your Dream Home



## Go ahead and dream the big dream.

Customizing your home is an easy and everyday occurrence at Village Homes. Expand your master bedroom, add a retreat, customize the deck or kitchen to reflect your joy for cooking – it's all about what you want. Select one of our award-winning designs, add your touches and, after receiving approval from Village Homes, our team of professional designers and construction experts will be there to help bring your dream home to life.

VILLAGE HOMES

VILLAGE HOMES

# Energy Savings You Can Count on



Smart for you, good for the planet.

It's important to Village Homes to build a home that stands the test of time and rewards the environment. Each Village home is equipped with high efficiency materials, energy-efficient appliances, advanced insulation and Low-E windows. Our commitment to sustainable building practices and materials results in dramatically lower energy costs and environmental protection.

VILLAGE HOMES

# PORTRAIT COLLECTION



## CLIFFSIDE CASTLE ROCK

388 Galaxy Drive, Castle Rock, Colorado 80108

303.703.8600 | [villagehomes.com](http://villagehomes.com)

Tuesday through Sunday 10 AM to 6 PM, Monday Noon to 6 PM

### DEVENPORT

Ranch 2,340 Sq. Ft. Plan 4101	Capturing the raw beauty of the surroundings, the new and noteworthy Devenport ranch home features 3 bedrooms, 2 1/2 bathrooms, cook's kitchen open to dining room and great room, private study, luxurious master bedroom with huge walk-in closet and 5-piece bath, covered deck and 3-car garage. <i>This plan offers an optional guest suite, bedroom 3 bath suite, alternate study layout, master retreat and finished basement with recreation room, bedroom and full bath.</i>	Contemporary Elev. C - \$446,800 Craftsman Elev. A - \$448,900 Colorado Rustic Elev. B - \$449,900
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### AVEDON

Two-Story 2,832 Sq. Ft. Plan 4102	Celebrating the finer things in life, the Avedon is unique in its beauty and exquisite quality. The thoughtfully designed floor plan offers 3 bedrooms, 3 1/2 bathrooms, formal dining room, grand kitchen with large prep island, great room with volume ceilings and gas fireplace, project room, covered patio, upstairs loft, and huge master bedroom with 5-piece master bath. <i>This plan offers an optional 4th bedroom, fireplace in master bedroom, hearth room, study, and finished basement with recreation room, bedroom and full bath..</i>	Contemporary Elev. C - \$456,500 Craftsman Elev. A - \$459,900 Colorado Rustic Elev. B - \$461,600
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### INTERVAL - MODEL

Two-Story 3,376 Sq. Ft. Plan 4103	Nestled in a picturesque neighborhood, the Interval is a dream home come true. Featuring 4 bedrooms, 4 1/2 bathrooms, study, formal dining room, grand kitchen with double islands, great room with high ceilings and gas fireplace, guest suite with sitting area, covered patio, bonus room, upstairs laundry, and elegant master bedroom with 5-piece bath and large walk-in closet. <i>This plan offers an optional laundry closet, finished basement with recreation room, bedroom and full bath.</i>	Contemporary Elev. C - \$493,500 Craftsman Elev. A - \$494,900 Colorado Rustic Elev. B - \$496,500
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### FULBROOK - MODEL

Two-Story 3,562 Sq. Ft. Plan 4104	Reflecting a refined sense of luxury and character, the iconic design of the Fulbrook has everything you could ever want and more. Featuring 3 bedrooms, 3 1/2 bathrooms, formal dining room, butler's pantry, chef's kitchen with large prep island, breakfast nook, large great room with volume ceilings and gas fireplace, private study, loft, upstairs laundry, master bedroom with 5-piece bath and his and her walk-in closets. <i>This plan offers an optional guest suite, en suite bedrooms, 4th bedroom, fireplace in master bedroom and finished basement with recreation room, bedroom and full bath.</i>	Contemporary Elev. C - \$518,500 Craftsman Elev. A - \$521,900 Colorado Rustic Elev. B - \$524,500
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VILLAGE HOMES

# PORTRAIT COLLECTION STANDARD FEATURES

Village Homes understands that today's homebuyers want more from their home and their neighborhood, that is why we have created an extensive list of standard features and options to help you create... the place you want to be.

## Striking Exterior Highlights

- A vast array of home designs to match the neighborhood setting and your lifestyle
- Stucco exteriors
- Boral tile roof with 6" gutter
- Designer blend of exterior Kwal® Howell paint colors providing variety and individuality
- Covered Patio

## Luxurious Interior Features

- Volume ceilings in living room or family room (per plan)
- Wood railings (per plan)
- Knock down textured walls and ceilings
- Designer interior paint color choices
- Painted trim with matching six-panel doors
- 5 1/4" base trim
- Quality carpeting throughout major living areas
- Hardwood floor in entry, kitchen, and nook
- Elegant formal satin nickel lighting and door hardware
- Square chrome towel bars
- Recessed incandescent lighting in kitchen and halls
- Gas fireplace in great room
- Air conditioning
- Garage drywalled and fire taped
- Oval China sinks in all baths
- Elongated Toilets
- Corian countertops in powder, secondary bathrooms and laundry
- 12x12 tile flooring in bathrooms and laundry
- Kohler® bath and kitchen fixtures
- Timberlake® upper and lower cabinetry in laundry
- Garage door opener
- Full unfinished basements with nominal 9' ceilings and steel area wells
- 7' clear glass shower doors

## Gourmet Kitchens

- Timberlake® 42" upper raised panel maple cabinetry
- Undermount stainless steel kitchen sink with Kohler® chrome faucet
- Slab granite countertops in kitchen
- Food waste disposer
- Ice maker hook-up
- Stainless steel Whirlpool appliances
- Built-in oven/microwave and gas cook top with hood
- Energy Star® dishwasher

## Elegant Master Suites

- Walk-in closets with built-in shelving
- Slab granite countertop with 4" backsplash in master bath
- Gooseneck lights
- Ceramic tile surround at tub and shower (per plan)
- Full counter width vanity mirror (per plan)
- Pampering oval soaking tub

## Safety and Security

- Smoke and carbon monoxide detectors
- Dexter by Schlage® handle set and deadbolt
- PEX (acronym for cross-linked polyethylene) plumbing for lasting durability
- Perimeter drains around basement and sump pit with pump
- Weatherproof exterior outlet

## Thinking Green - Saving Green

- Ceiling fan pre-wire in all bedrooms, great room and study
- 92% efficient gas forced air furnace with programmable thermostat
- Energy Star® 50 gallon power vented water heater
- Low-E insulated, double pane almond vinyl windows
- Water saving plumbing fixtures with bright white finish by Sterling from Kohler®
- Insulated garage door
- Exterior air infiltration system house wrap
- Upgraded air infiltration system w/ foam outlet covers
- 100% medium base CFL bulbs
- Insulated fiberglass six-panel entry door system
- Faucets, toilets and showerheads are all rated to meet EPA WaterSense® water saving standards.
- HERS Energy certification rated

## Signature Quality, Superior Craftsmanship

- Village Homes' Warranty
- Foundation engineered for tested soil conditions
- 3rd party Quality Assurance inspections

## TECHTouch

- TECHPorts include 4 ports in the master bedroom and family room
- Single phone outlet in both the kitchen and master bedroom
- ON Q structured wiring distribution panel

## Plus select one of the following:

- 5.1 home theater prewire allowing you to enjoy all the benefits of a home theater (speakers and equipment not included)
- Complete security prewire covering all main level accessible operable doors and windows and prewire for 3 keypad locations
- Two rooms of audio prewire including prewire for 1 set of speakers, 1 volume control prewire run back to a central location. Choose any two rooms, or even the deck. (Deck prewire counts as one room)
- Low voltage package which includes a two port tech outlet (1 CAT5, 1 RG 6) in each auxiliary bedroom, loft and study (per plan)

Cliffside\_Portrait Collection\_7/1/2013\_Revised 3/31/14



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# CLIFFSIDE

CASTLE ROCK



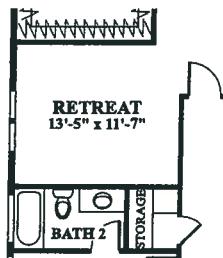
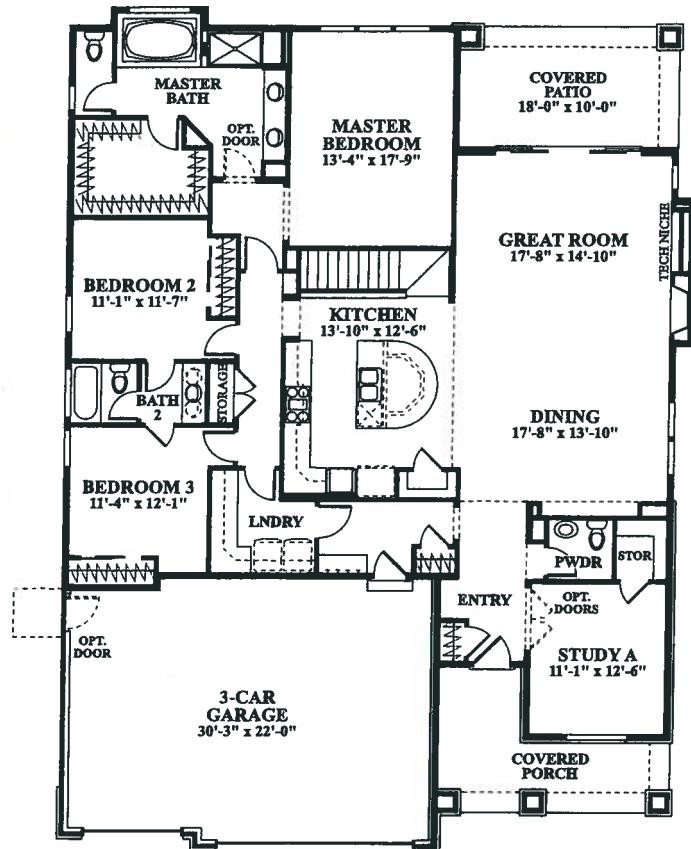
*Colorado Rustic Elevation*

## PORTRAIT COLLECTION

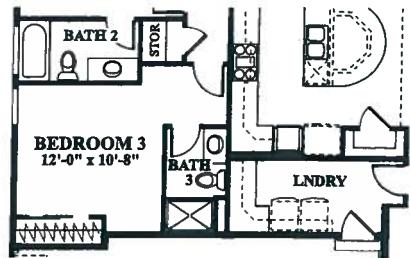
### *Deverport*

Capturing the raw beauty of the surroundings, the new and noteworthy Deverport ranch home features 3 bedrooms, 2 1/2 bathrooms, cook's kitchen open to dining room and great room, private study, luxurious master bedroom with huge walk-in closet and 5-piece bath, covered deck and 3-car garage. *This plan offers an optional guest suite, bedroom 3 bath suite, alternate study layout, master retreat and finished basement with recreation room, bedroom and full bath.*

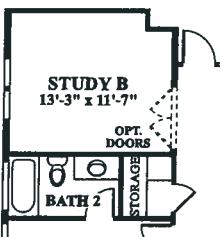
*Main Level*



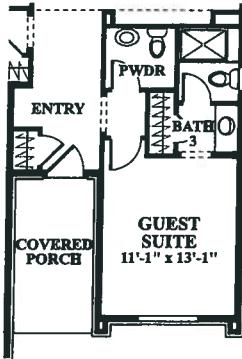
**OPT. MASTER RETREAT**



**OPT. BEDROOM 3 BATH SUITE**



**OPT. STUDY B**



**OPT. GUEST SUITE**

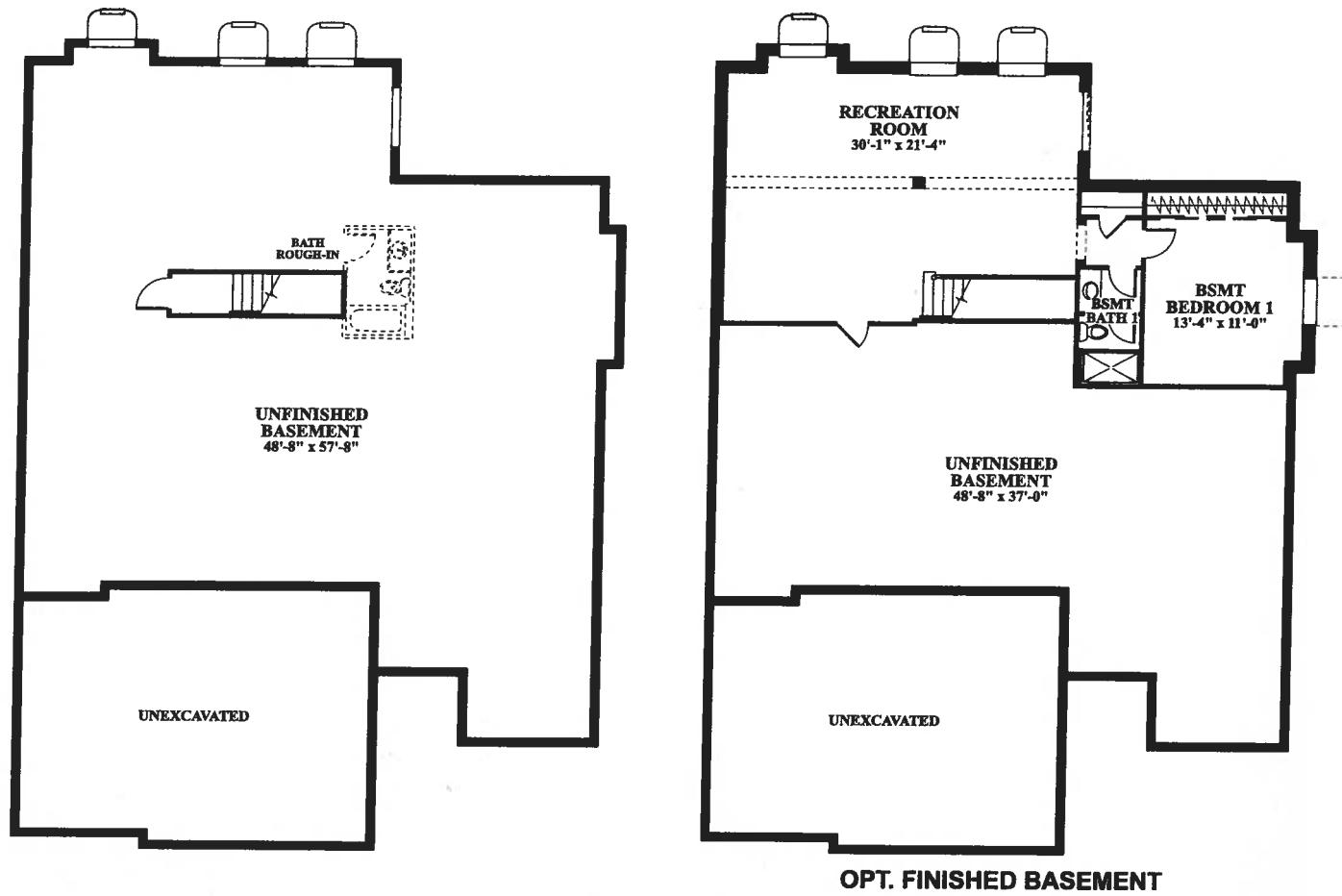


*Contemporary Elevation*



*Craftsman Elevation*

## *Basement*



## *Devenport - Plan 4101*

### *Styles Available*

- Elevation A - Craftsman
- Elevation B - Colorado Rustic
- Elevation C - Contemporary

- 2,340 Square Feet
- Ranch
- 3 Bedrooms
- 2 1/2 Bathrooms
- Study
- Covered Patio
- 3-Car Garage

### *Floor Plan Options*

- Guest Suite
- Bedroom 3 Bath Suite
- Alternate Study
- Master Retreat
- Finished Basement with Recreation Room, Bedroom and Full Bath



# CLIFFSIDE

CASTLE ROCK

**Pre-selling from Watercolor in the Meadows**

2698 Dragonfly Court, Castle Rock, Colorado 80109

303.680.1380 | [villagehomes.com](http://villagehomes.com)

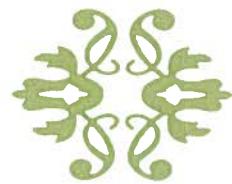
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New homes priced from the low \$400's



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**VILLAGE HOMES**



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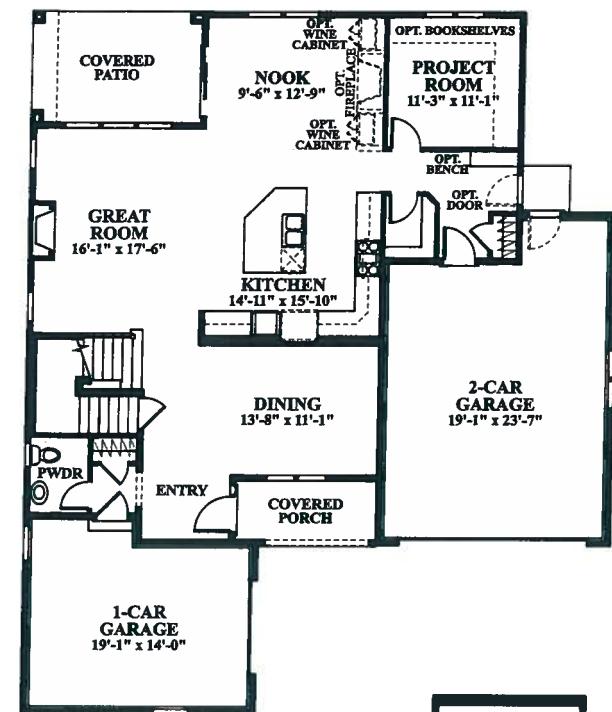
*Colorado Rustic Elevation*

## PORTRAIT COLLECTION

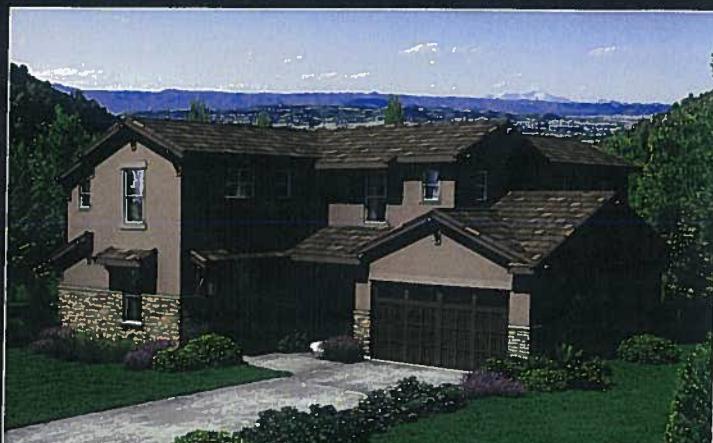
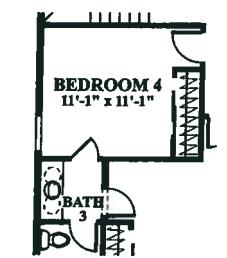
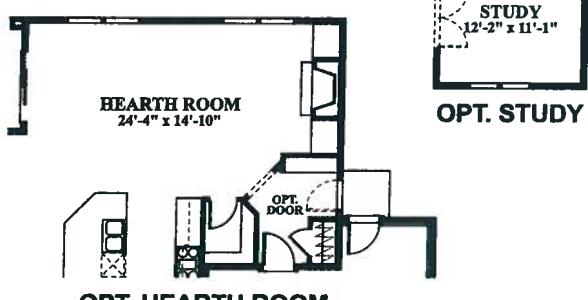
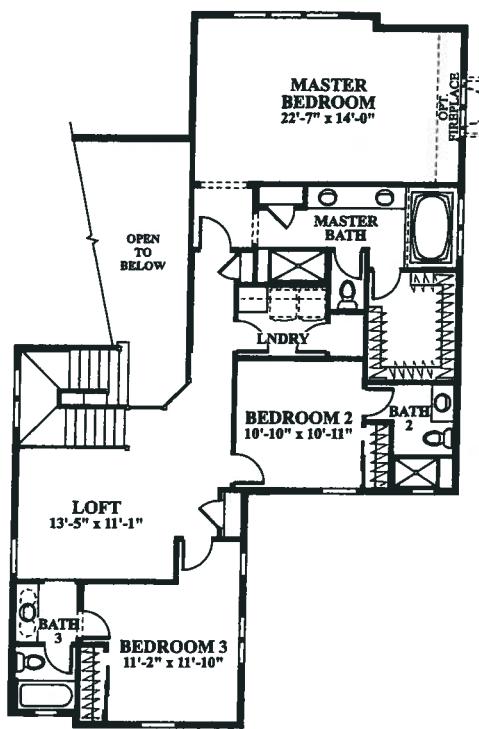
### *Avedon*

Celebrating the finer things in life, the Avedon is unique in its beauty and exquisite quality. The thoughtfully designed floor plan offers 3 bedrooms, 3 1/2 bathrooms, formal dining room, grand kitchen with large prep island, great room with volume ceilings and gas fireplace, project room, covered patio, upstairs loft, and huge master bedroom with 5-piece master bath. *This plan offers an optional 4th bedroom, fireplace in master bedroom, hearth room, study, and finished basement with recreation room, bedroom and full bath.*

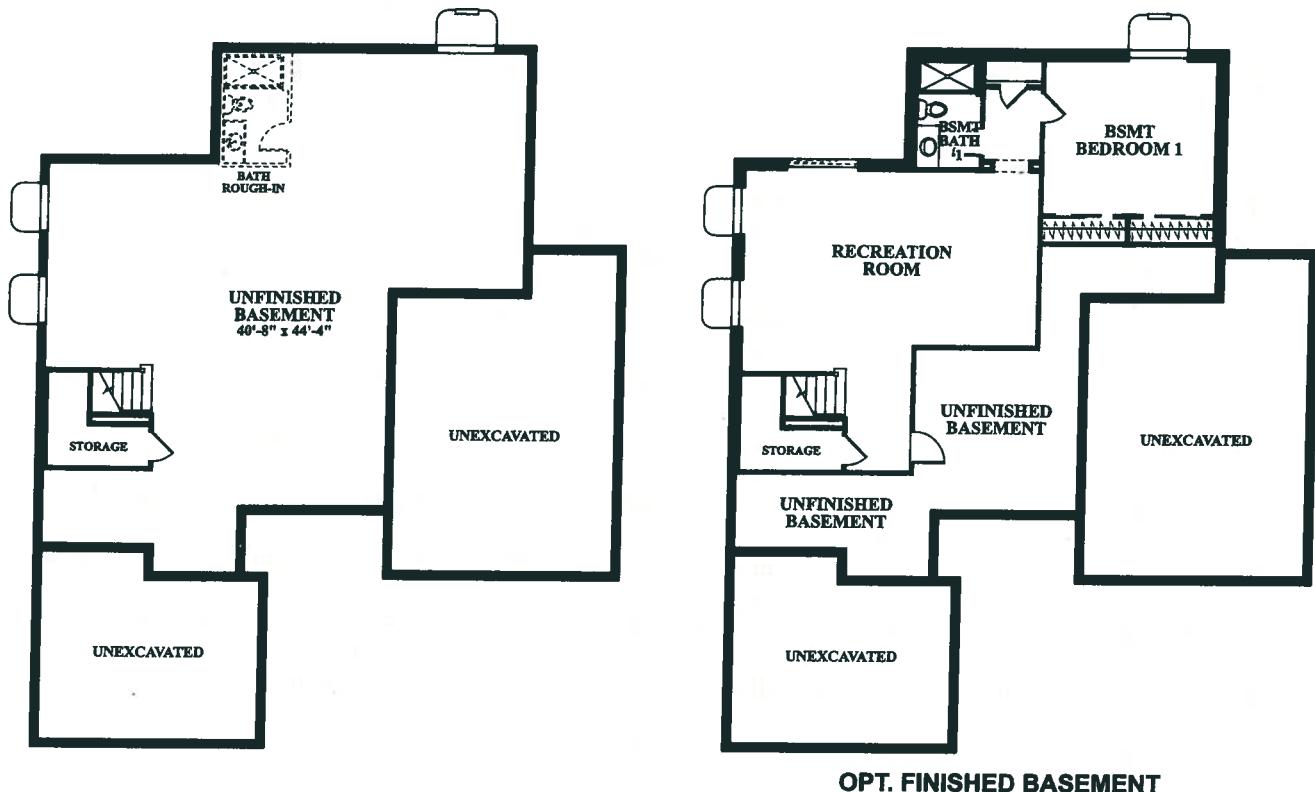
## Main Level



## Upper Level



## *Basement*



## *Avedon - Plan 4102*

### *Styles Available*

- Elevation A - Craftsman
- Elevation B - Colorado Rustic
- Elevation C - Contemporary

- 2,832 Square Feet
- Two-Story
- 3 Bedrooms
- 3 1/2 Bathrooms
- Project Room
- Upstairs Loft
- Covered Patio
- 3-Car Garage

### *Floor Plan Options*

- 4th Bedroom
- Hearth Room
- Study
- Finished Basement with Recreation Room, Bedroom and Full Bath



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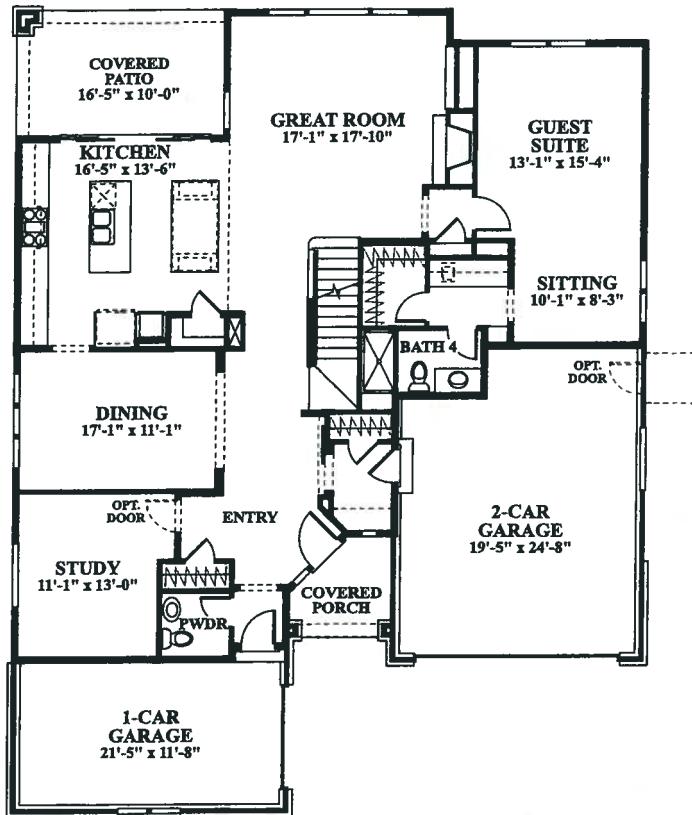
*Colorado Rustic Elevation*

## PORTRAIT COLLECTION

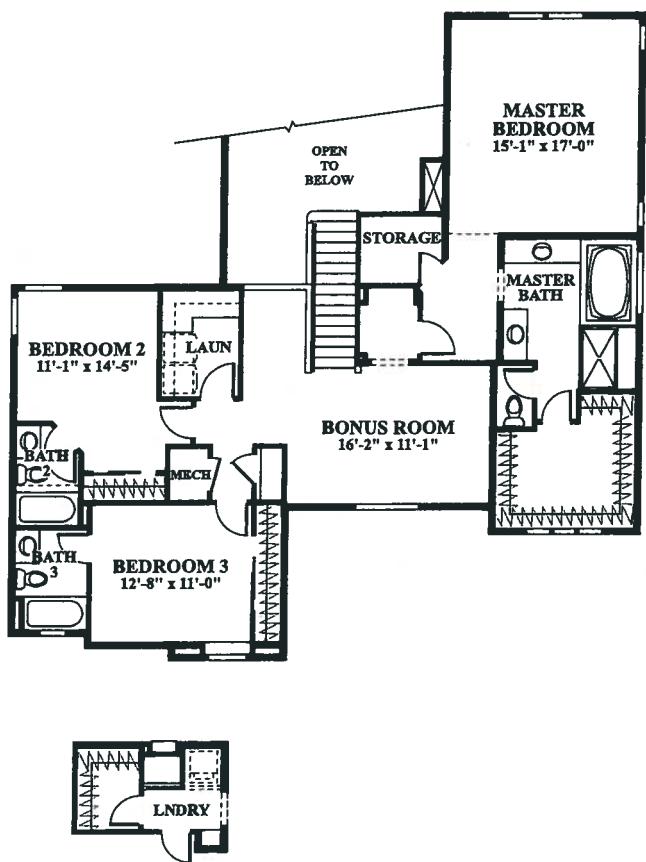
### *Interval*

Nestled in a picturesque neighborhood among awe-inspiring views, the Interval is a dream home come true. Featuring 4 bedrooms, 4 1/2 bathrooms, study, formal dining room, grand kitchen with double islands, great room with high ceilings and gas fireplace, guest suite with sitting area, covered patio, bonus room, upstairs laundry, and elegant master bedroom with 5-piece bath and large walk-in closet. *This plan offers an optional laundry closet, finished basement with recreation room, bedroom and full bath.*

*Main Level*



*Upper Level*



OPT. LAUNDRY CLOSET

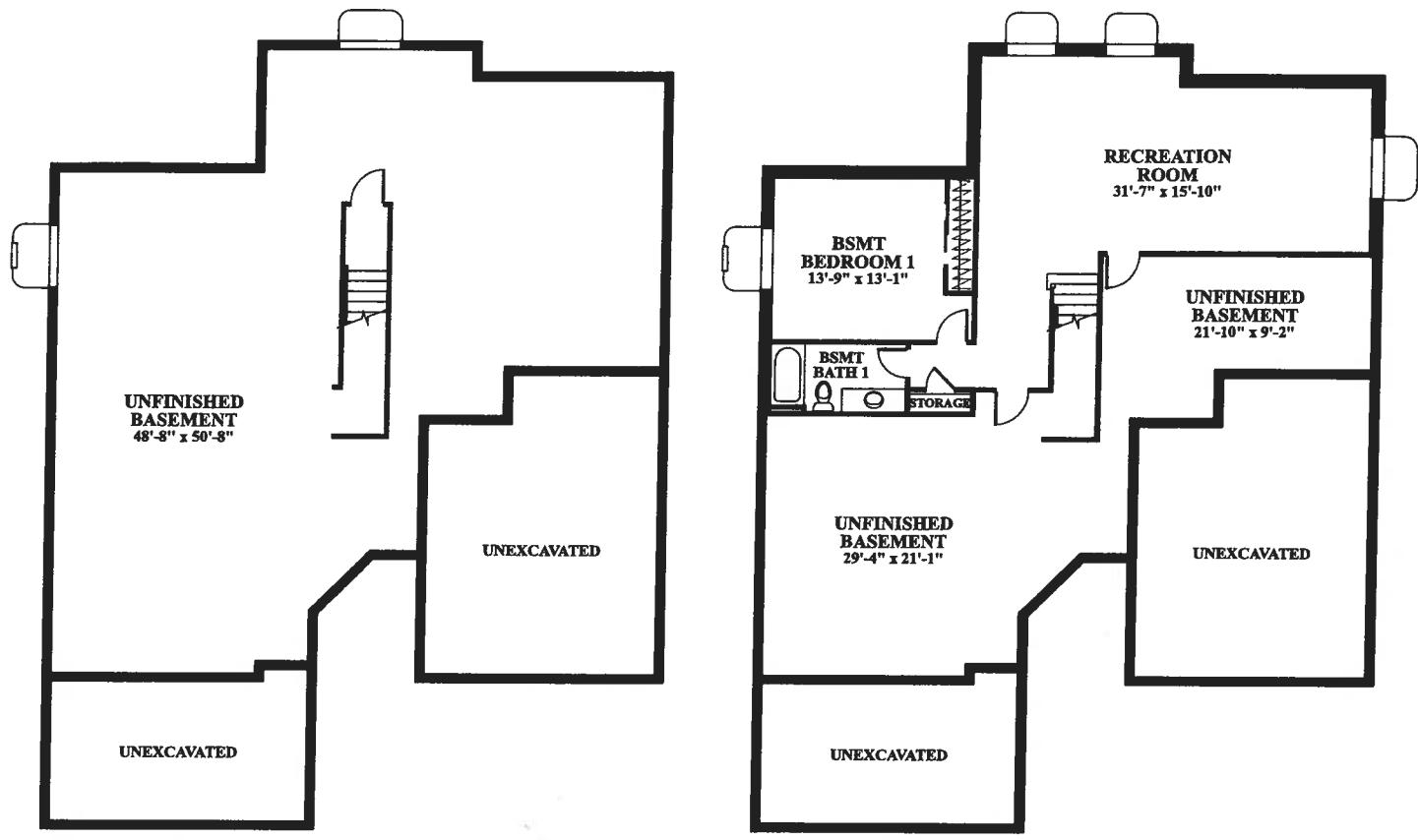


*Contemporary Elevation*



*Craftsman Elevation*

## *Basement*



## *Interval - Plan 4103*

### *Styles Available*

- Elevation A - Craftsman
- Elevation B - Colorado Rustic
- Elevation C - Contemporary

### *Floor Plan Options*

- Laundry Closet
- Finished Basement with Recreation Room, Bedroom and Full Bath

- 3,376 Square Feet
- Two-Story
- 4 Bedrooms
- 4 1/2 Bathrooms
- Study
- Bonus Room
- Covered Patio
- 3-Car Garage



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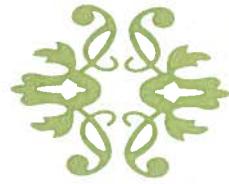
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# CLIFFSIDE

CASTLE ROCK



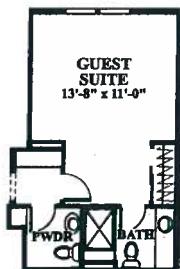
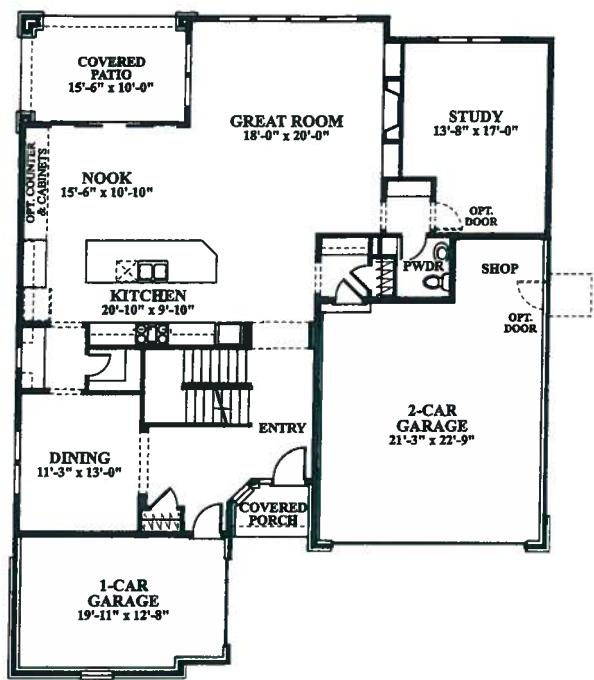
*Colorado Rustic Elevation*

## PORTRAIT COLLECTION

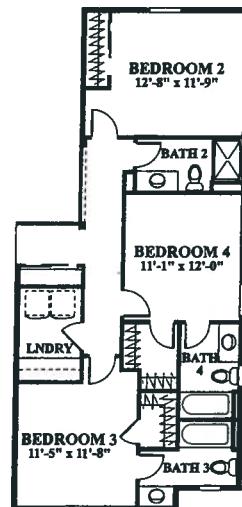
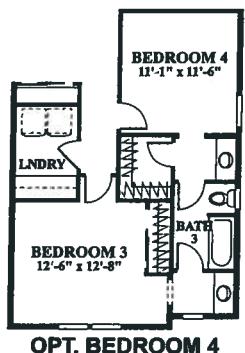
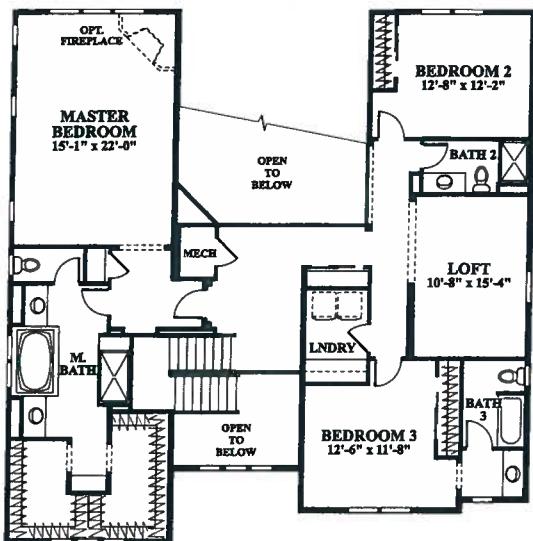
### *Fulbrook*

Reflecting a refined sense of luxury and character, the iconic design of the Fulbrook has everything you could ever want and more. Featuring 3 bedrooms, 3 1/2 bathrooms, formal dining room, butler's pantry, chef's kitchen with large prep island, breakfast nook, large great room with volume ceilings and gas fireplace, private study, loft, upstairs laundry, master bedroom with 5-piece bath and his and her walk-in closets. *This plan offers an optional guest suite, en suite bedrooms, 5th bedroom, fireplace in master bedroom and finished basement with recreation room, bedroom and full bath.*

## Main Level



## Upper Level



OPT. GUEST SUITE

OPT. EN SUITE BEDROOMS

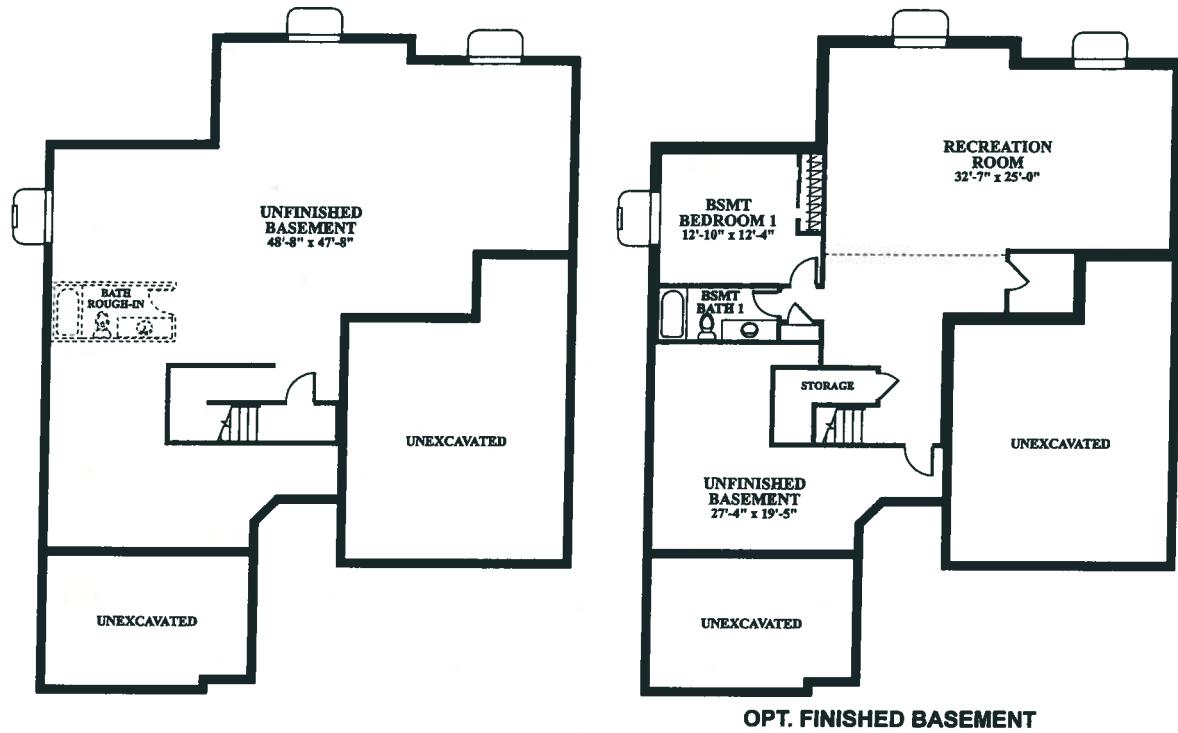


Contemporary Elevation



Craftsman Elevation

## *Basement*



## *Fulbrook - Plan 4104*

### *Styles Available*

Elevation A - Craftsman  
Elevation B - Colorado Rustic  
Elevation C - Contemporary

- 3,562 Square Feet
- Two-Story
- 3 Bedrooms
- 3 1/2 Bathrooms
- Study
- Loft
- Covered Patio
- 3-Car Garage

### *Floor Plan Options*

- Guest Suite
- 4th Bedroom
- En Suite Bedrooms
- Fireplace in Master Bedroom
- Finished Basement with Recreation Room, Bedroom and Full Bath



# CLIFFSIDE

CASTLE ROCK

388 Galaxy Drive, Castle Rock, Colorado 80108

303.703.8600 | [villagehomes.com](http://villagehomes.com)

Tuesday through Sunday 10 AM to 6 PM, Monday Noon to 6 PM

New homes priced from the low \$400's



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**VILLAGE HOMES**



# CLIFFSIDE

CASTLE ROCK



7100 GALAXY COURT, CASTLE ROCK, CO 80108

*Devenport Plan - 2,412 sq. ft.*

3 Bedrooms, 3 1/2 Baths

Study with French Doors

Kentwood Maple Cannon Beach Hardwood Flooring

Giallo Santo Granite Slab Kitchen Countertops

Timberlake New Haven Maple Espresso Cabinetry with Linen Maple Kitchen Island

Stainless Steel Appliances

Master Suite with Coffered Ceiling

Each Bedroom Has Its Own Bath

Fireplace in Great Room

3-car Garage

Deck with Stairs

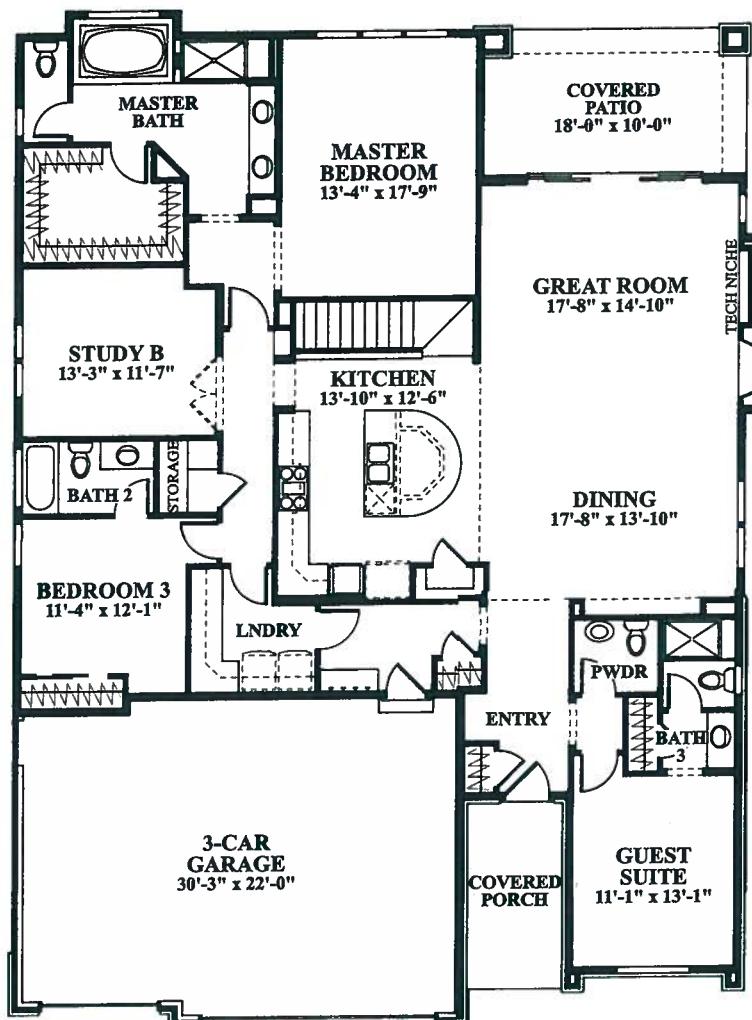
Air-conditioning and Humidifier

Full Unfinished Basement with 9' Ceilings

**\$554,762**

\*Price subject to change based on interior selections chosen.

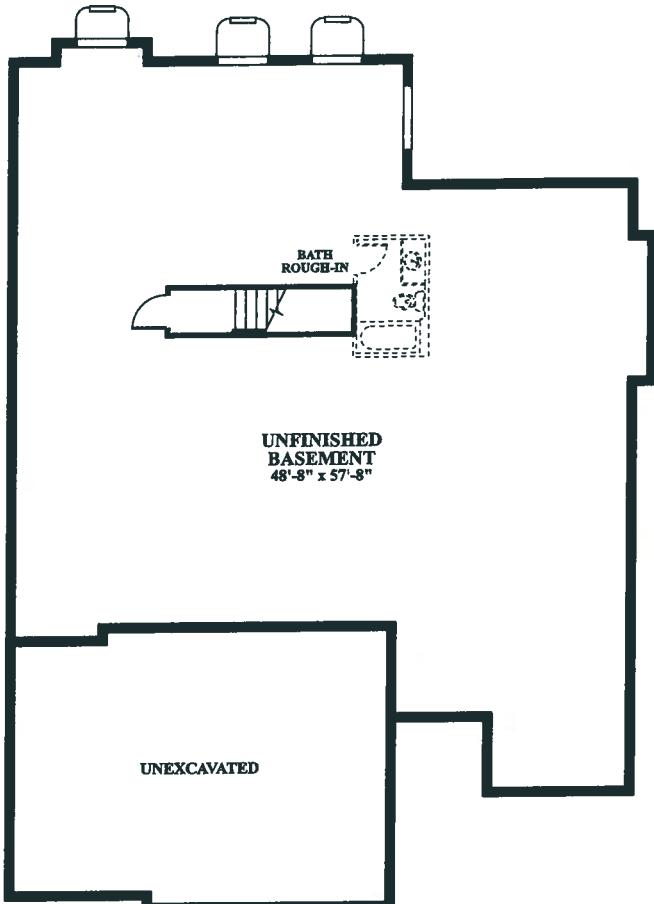
# DEVENPORT - PLAN 4101



## FIRST FLOOR

### Colorado Rustic Elevation Block 7, Lot 39

Total Living Area	2,412 Square Feet
Kitchen	13'-10" x 12'-6"
Dining	17'-8" x 13'-10"
Great Room	17'-8" x 14'-10"
Master Bedroom	13'-4" x 17'-9"
Guest Suite	11'-1" x 13'-1"
Total Bedrooms	3 + Study
Total Bathrooms	3 1/2
Garage Space	3



### For a tour of this home contact:

Cliffside Castle Rock Sales Office  
388 Galaxy Drive, Castle Rock, CO 80108  
303.703.8600 | [villagehomes.com](http://villagehomes.com)

Cliffside Sales Managers  
Bob Kenney  
[bkenney@villagehomes.com](mailto:bkenney@villagehomes.com)

Andrea Sederberg  
[asederberg@villagehomes.com](mailto:asederberg@villagehomes.com)

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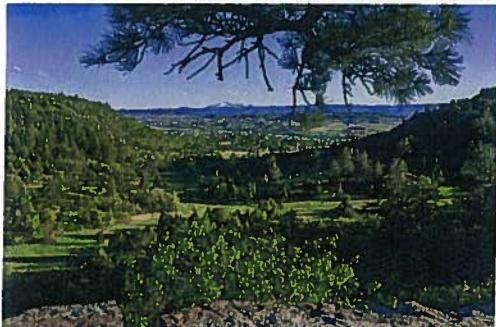
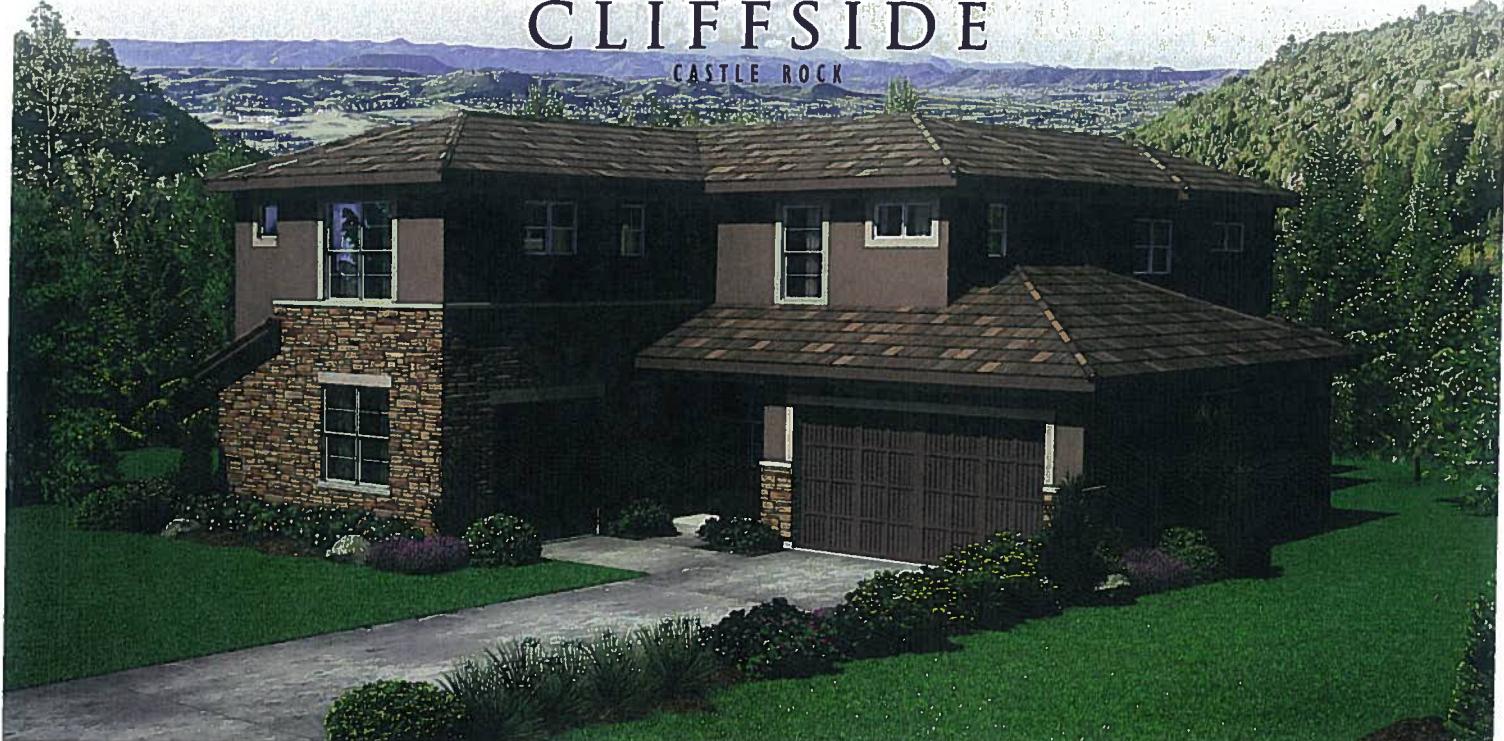
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## VILLAGE HOMES



# CLIFFSIDE

CASTLE ROCK



718 GALAXY COURT, CASTLE ROCK, CO 80108

*Avedon Plan - 2,832 sq. ft.*

3 Bedrooms, 3 1/2 Baths

Torreon Classic Filled Travertine Tile in Foyer, Owner's Entry, Pantry and Powder

Emser Origin Source Tile in Laundry and Bath 2

Emser Origin Basis Tile in Bath 3

Timberlake Andover Maple Nutmeg Cabinetry

New Sunset Gold Granite Slab Kitchen Countertops

Peru Cappuccino 3x6 Tumbled Brickset Kitchen Backsplash

Stainless Steel Appliances

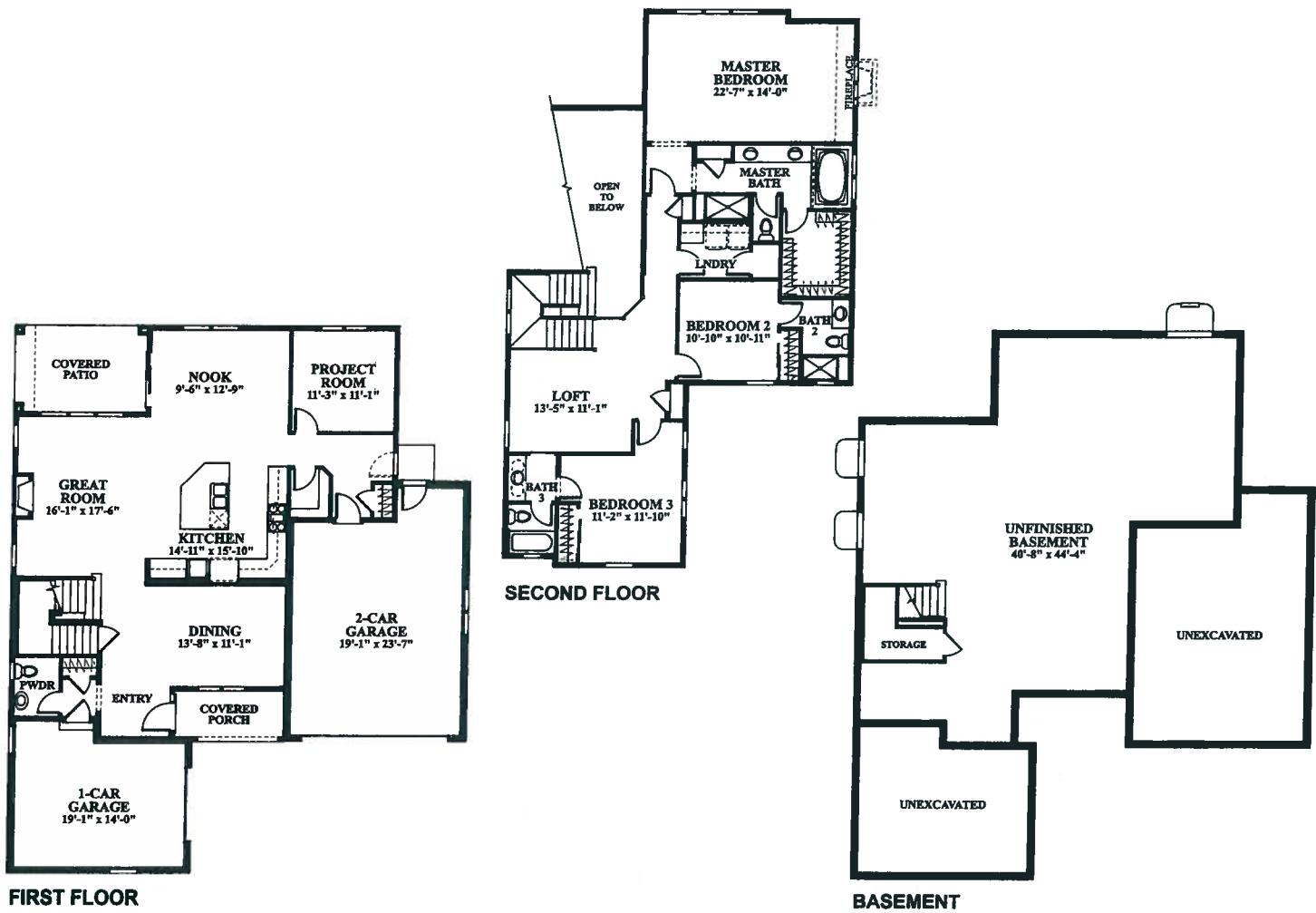
Spacious Master Bedroom with Gas Fireplace

Glenrock Tivoli Noci Tile in Master Bath

Armstrong Century Farms Walnut Autumn Dusk Hardwood Flooring in Kitchen, Nook, Project Room, Family Room and Dining Room

**\$529,594**

\*Price subject to change based on interior selections chosen.



### Contemporary Elevation

Block 7, Lot 40

Total Living Area	2,932 Square Feet
Kitchen	14'-11" x 15'-10"
Nook	9'-6" x 12'-9"
Dining	13'-8" x 11'-1"
Great Room	16'-1" x 17'-6"
Master Bedroom	22'-7" x 14'-0"
Total Bedrooms	3
Total Bathrooms	3 1/2
Garage Space	3

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*Cliffside – a lifestyle as natural as its surroundings.*

*Where the contours of life are shaped as much by the rolling meadows  
and sweeping canyons, as they are by the magnificent homes  
and private amenities that grace this discreet enclave.*

*Let the landscape embrace you.*

**VILLAGE HOMES**