

MOVE-IN READY HOME

\$603,229

16921 W Almeria Rd, Goodyear, AZ 85395



MANDARA – 18842-A • AVAILABLE NOW

 **1,884 sq. ft.**
 **2.5 Baths**
 **Den**

 **2 Beds**
 **2-Car + Golf Cart Garage**

CONSTRUCTION & UTILITIES

Unit Style: One Level **Cooling:** Refrigeration **Heating:** Gas
Construction: Modified BASF HP+ Wall System

COUNTY, LOT AND HOA

County Code: Maricopa **Lot Number:** 6 **Unit:** 55B

HOA Fees: \$3,088 per year. Includes access to PebbleCreek amenities including fitness facilities, resort pools, creative arts building, tennis courts and more!

OVERVIEW

The Mandara home has open-concept Great Room, Dining Room and Kitchen areas. A Golf Cart Garage has been added to the 2 Car-Garage. The home is close to the Oasis Pool & Pavilion. A limited 9 year warranty is included.

One of the best-selling active adult communities in Arizona, PebbleCreek located in Metro Phoenix, makes it convenient to just about everything. Amenities include: Gated entry, 54 holes of golf, restaurants, creative arts center, resort-style outdoor pools, indoor pool, fitness centers, tennis courts, 36 pickleball courts, softball field, performance theater, clubhouses, grand ballrooms, dog park, and more.

HOME UPGRADES & FEATURES

Kitchen:

LG Built-in gas kitchen stainless package with convection
Under cabinet hood
Madison Clear Alder cabinets, soft close cabinets, soft close, Fawn color
Pot and Pan drawers under the cooktop
42" upper cabinets
Trash bin cabinet and cabinetry hardware
Stunning quartz, light white with a taupe, vein
Blanco dual equal bowl sink in Truffle
Silver accent full backsplash
Delta Emmeline Chrome, pull down faucet
2" shaker crown moulding at cabinets

Bathrooms:

Quartz at baths, in Ivory White, eased edge
Tile surrounds and deco bands
Undermount sinks
Sterling Windham elongated toilets
Woodhurst 8" Chrome fixtures
3/8" glass at Primary shower

Outdoor Living:

Expansive covered patio
Gas stub for exterior Bar-B-Q

Additional Upgrades:

Golf cart garage
Two tone paint
5-1/4" baseboard
Upgraded carpet and wood laminate flooring throughout
8' interior doors
Base cabinets at Great room Alcove
Convenient key pad at the exterior of garage
3 window panel front door

Home Base Price	\$568,900
Upgrades/Options	\$123,329
PRICE	\$692,229
Discount	- \$ 89,000
SALE PRICE	\$603,229

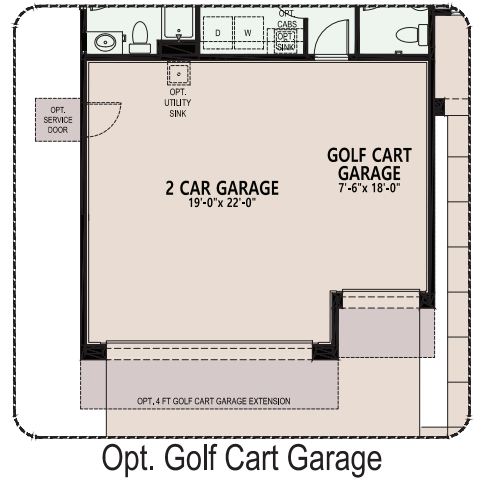
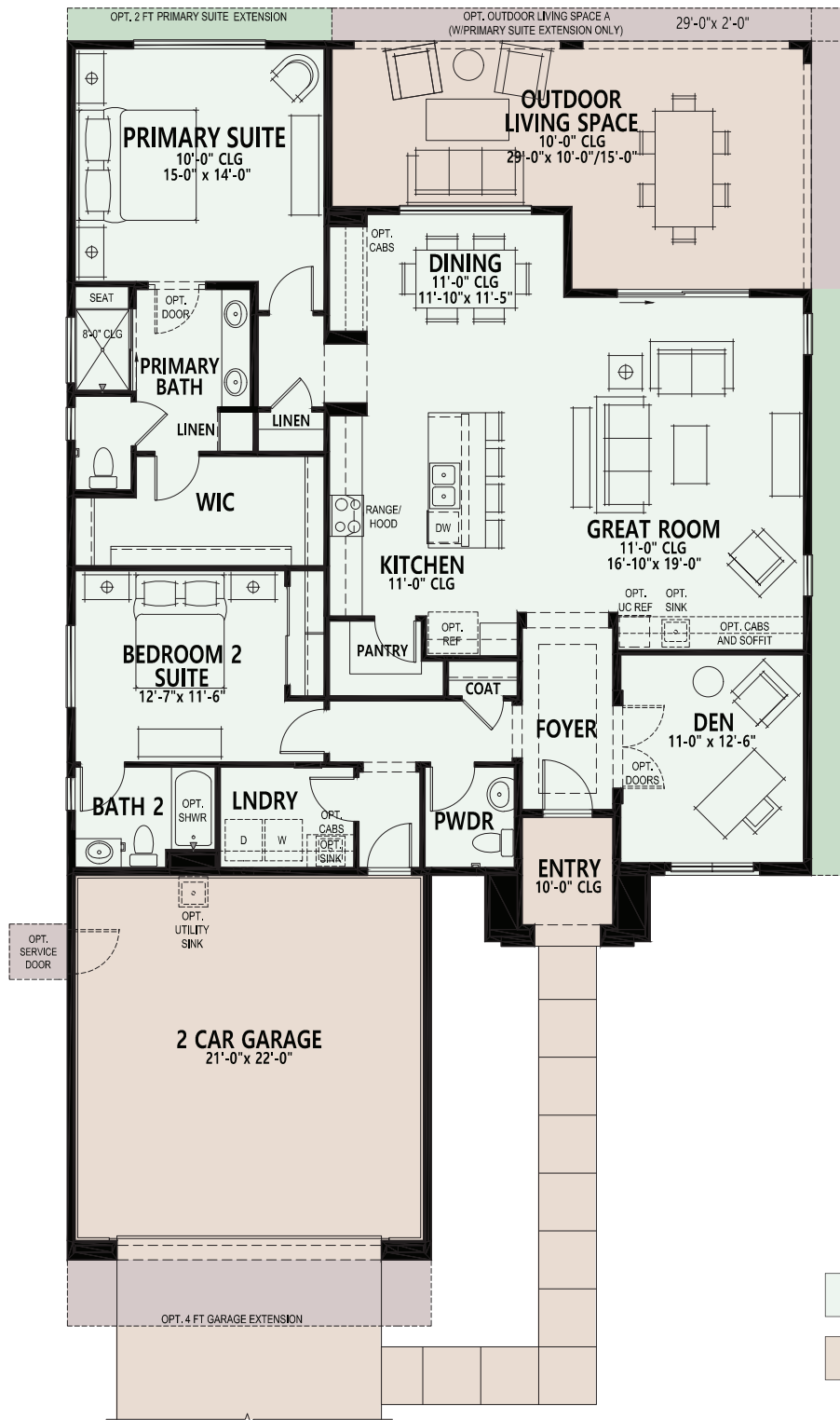


3003 N 164th Ave, Goodyear AZ 85395
Model Village Open Daily 9am - 6pm

CALL FOR INFORMATION
623.935.6700
800.795.4663

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- Standard Livable Space
- Standard Concrete Areas
- Optional Livable Space
- Optional Concrete Areas





This home is staged. Furniture & accessories are not included.