

MOVE-IN READY HOME






\$1,058,385

16483 W Roanoke Ave, Goodyear AZ 85395



Rendering

VIERA - 22123-A • UNIT: 59/LOT 22 • EST. COMPLETION MAY 2025

 2,212 sq. ft.	 2 Beds
 2.5 Baths	 Den
 2-Car	

Home Base Price	\$ 697,900
Premium Lot	\$ 212,000
Upgrades/Options	\$ 168,485
PRICE	\$1,058,385

CONSTRUCTION & UTILITIES

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

HOME UPGRADES & FEATURES

Kitchen:

Tahoe HDF White Cabinets
Dove-tail drawers / soft-close
Built in LG Signature gas / stainless steel appliances
Built in LG Signature side by side refrigerator
Delta Emmeline pull-down Kitchen faucet
Blanco Cerana apron front "A" undermount sink
Trash bin cabinet
Upgrade full height tile backsplash
Crescent Edge Quartz countertops

Bar:

Zephyr single zone beverage center
Wine grid
Crescent Edge Quartz countertops

Laundry Room:

Sterling Latitude laundry sink
Full Laundry Cabinets & Quartz countertops

Bathrooms:

Kohler Cimarron elongated Comfort Height toilets
Kohler Ladena rectangle undermount sink
Delta Kayra faucets - Stainless Steel
Delta Kayra bath accessories - Stainless Steel
Curbless Shower at Primary Bath
Upgrade tile surrounds and deco bands
Crescent Edge Quartz countertops

Additional Upgrades:

Rear Courtyard Landscape package
Aluminum stackable glass door at Great Room
Gas BBQ Stub at back
Two-Tone Interior Paint
Aterra electrical / home technology / media
Upgraded LVP flooring

HOA Fees: \$3,268 per year. Includes access to PebbleCreek amenities including fitness facilities, pools, creative arts building, tennis courts and more!
PebbleCreek Villas Unit 59: Additional \$260 per month covers maintenance of landscaping, maintenance of exterior of home and blanket insurance policy

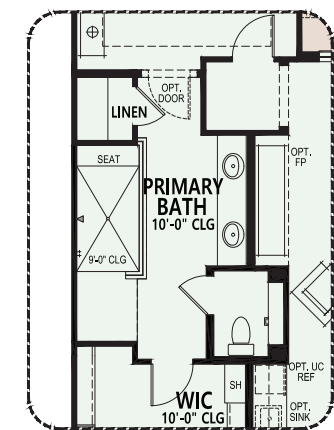
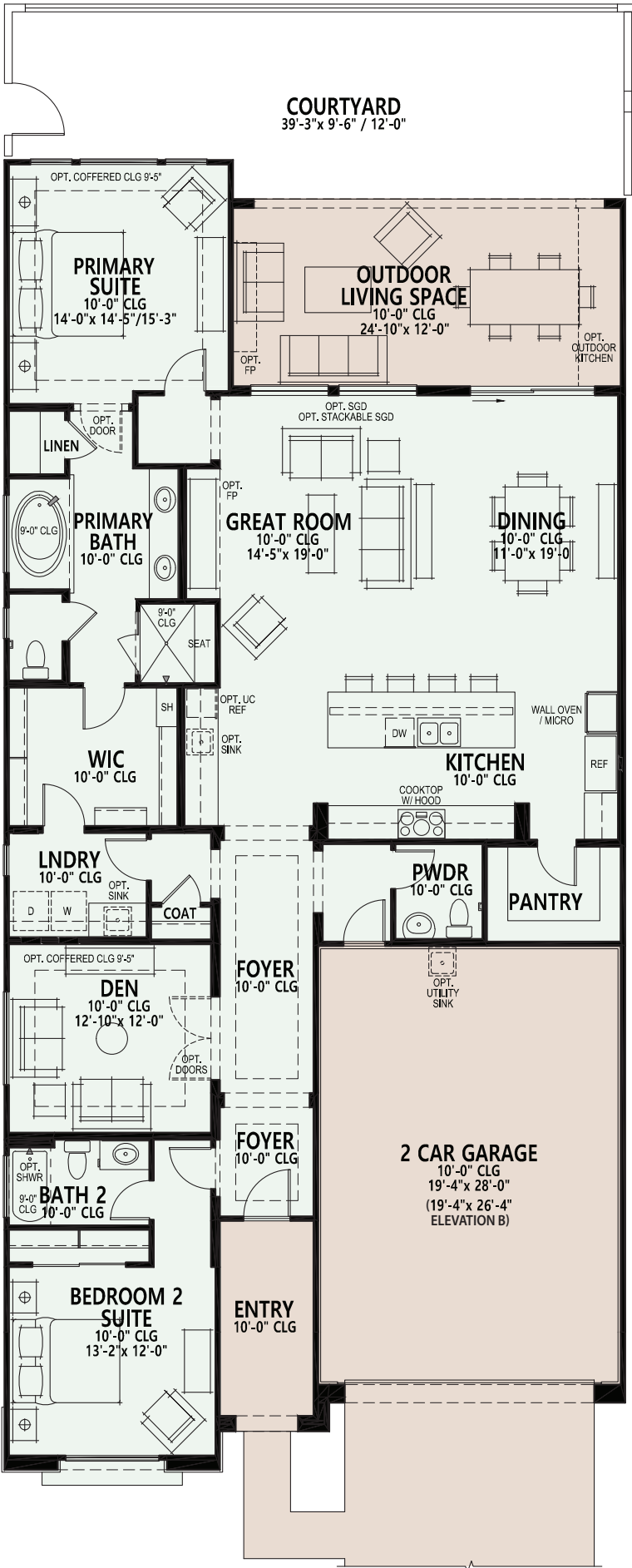


3003 N 164th Ave, Goodyear AZ 85395
Model Village Open Daily 9am - 6pm

CALL FOR INFORMATION
623.935.6700
800.795.4663

Please review the CC&R's for the Golf Villas regarding details for home exterior, landscaping & common areas maintenance. All information is subject to change without notice. We reserve the right to discontinue or change specifications at any time. Promotional materials may show features, options, upgrades or improvements that are only available at an additional cost and that are not included unless specifically provided for in the purchase contract. All dimensions and measurements, including without limitation square footages, ceiling heights and window sizes, styles and locations, are approximate and may vary per elevation and floor plan. Measurements in model homes may vary slightly without incurring any obligation or liability. Lot size is approximate and is typical for that home series within the community. Actual lot sizes and home measurements will vary. Lot size and actual position of the home on the lot will be determined by the site plan and final plot plan based upon the particular home and lot selected. Interior and/or exterior photos or illustrations of models may have been taken at other Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Community™. Many options are available and will vary per floor plan. Check with your New Home Consultant. The housing at any Robson Resort Community™ is intended for occupancy by at least one person 55 years of age or older per dwelling unit, although the occupants of a limited number of dwelling units may be younger. One person must be at least 40 years of age in each unit. No one in permanent residence under 19 years of age. Homes are offered and sold by PebbleCreek Properties Limited Partnership, owner/agent. PebbleCreek Construction Company, general contractor, ROC 190149. No offer for sale or lease may be made or accepted prior to buyer's receipt of an Arizona subdivision public report. A public report is available on the Arizona state real estate department's website. There are additional fees (not included in the HOA fees) for using some of the recreational facilities. All photos/pictorials are artist's conception. This material shall not constitute an offer in any state where registration is required or if in violation of law. Effective date 3/11/25. © 2025 Robson Communities®, Inc. All rights reserved.





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

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Viera 22123 Unit: 59 Lot: 22



ALL CABINETRY: TAHOE HDF
WHITE



ALL COUNTERTOPS



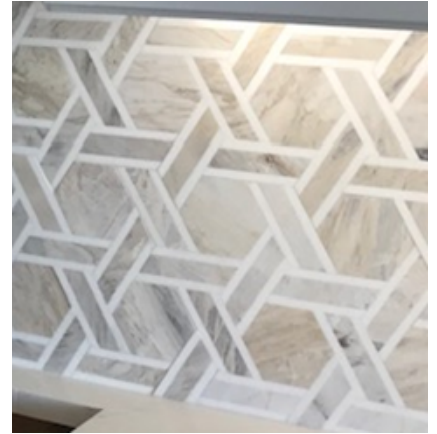
POWDER BATH



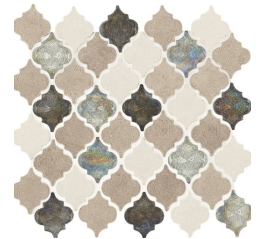
KITCHEN SINK AND FAUCET



KITCHEN BACKSPLASH



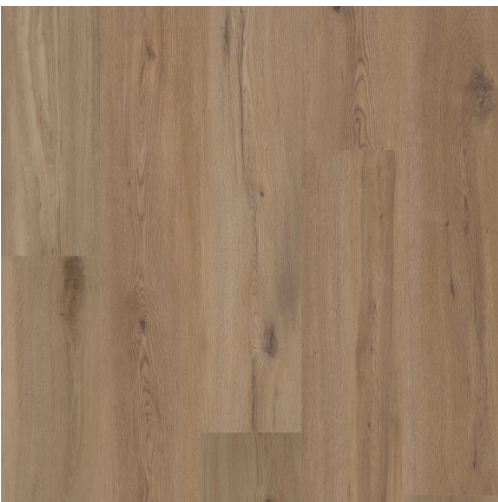
BATH
FAUCETS



PRIMARY BATH SHOWER



BATH 2
SHOWER



LUXURY VINYL PLANK FLOORING

Colors may vary from shown.