

VIENTA • UNIT: 43/LOT: 1 • EST. COMPLETION: FEBRUARY 2026

2,353 sq. ft.







3-Car Garage

SALE PRICE \$680,144*

*Price includes pre-selected options and your choices from the base-level selections.

CONSTRUCTION & UTILITIES

Unit Style: One Level **Cooling:** Refrigeration

Heating: Gas

Construction: Frame/stucco

PERSONALIZE YOUR DESIGNER HOME: FINISH YOUR HOME, YOUR WAY!

Make your home uniquely yours by selecting final touches that reflect your style. Choose from a curated selection of stylish, included options at no extra cost, or explore premium upgrades for an additional price. The finishing touch is all yours!

Design Selections:

- Countertops, tile flooring, carpet, and entry door hardware — available in stylish choices, all included in the base price. Want more options? Explore upgrades for even greater personalization.
- Pre-selected faucets and sinks, bath accessories. and bath surrounds are included. Prefer a different look? Optional upgrades are available.

Connect with your new home sales consultant for further details!

Home Upgrades:

- Built-in, gas, Signature Kitchen Suite in Stainless Steel
- Sollid Madison Beachwood Cabinets w/42" Uppers
- Engineered Wood and Luxury Vinyl Plank Flooring
- 2' Extension at Primary Suite and Walk-in Closet

Enhance Your Home Even Further With These Optional Upgrades:

- Refrigerator
- Washer/Dryer
- Cabinet hardware
- Garage epoxy
- Upgraded shower enclosure
- Assist bars
- Framed mirrors
- Garage cabinets

HOA Fees: \$3,600.00 per year. Includes access to SaddleBrooke & The Preserve amenities including fitness facilities, pickleball courts, pools and more!



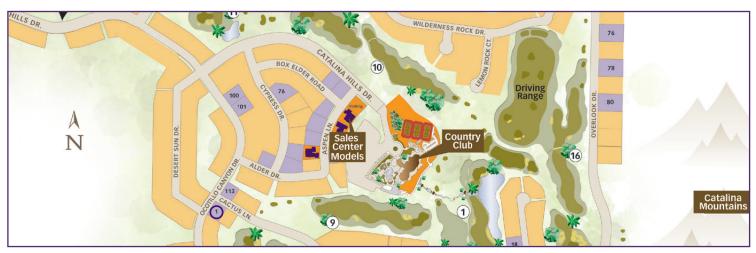
36171 S. Aspen Lane. Tucson, AZ 85739 Model Village Open Daily 9am - 6pm

CALL FOR INFORMATION 520.825.9408

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 floorplan. Measurements in model homes may vary slightly without incurring any obligation or liability. 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 Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities®, are artist's conceptions and are not intended to show specific detail for homes at any particular Robson Resort Communities and are not intended to show specific detail for homes at any particular Robson Resort Communities and are not intended to show specific detail for homes at any particular Robson Resort Communities and are not intended to show spec Home or Design Consultant. Elevation appearance will change with the addition of a guest suite, separate casita, golf cart garage, 2nd story, bay windows or any other applicable structural option/upgrade. 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 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 SaddleBrooke Development Company, owner/agent. SaddleBrooke Construction Company, general contractor, ROC 192901. 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. This material shall not constitute an offer in any state where registration is required or if in violation of law. Effective date 10/7/25. All photos/pictorials are artist's conception. © 2025 Robson Communities®, Inc. All rights reserved.









DESIGNER HOME

Vienta 2308 Unit: 43 Lot: 1



Cabinets: Madison - Clear Alder, Fawn



Cabinet Color Change at Primary Bath & Laundry Room: Madison Paint Grade HDF Wind Matte



8' Interior Door: 3-Panel Birkdale *Painted Pure White*



Entry Door: 3-Lite Belleville with Chord Glass *Painted per Exterior Scheme*



Interior Paint SW7005 Pure White



Under-Cabinet Hood SKSPH3602S



Combo Convection Wall Oven SKSCV3002S



Signature Built-In Gas Package & Refrigerator, Stainless - AA033 & AA034

36" Gas Cooktop SKSGT3654S



Top Control Dishwasher SKSDW2411S



External Dispenser - AA034 SKSSB4202S

5" Contemporary Baseboards with 2-1/4" Casing