



# MESA VIEW

HOMES





# *Room to Breathe, Views to Inspire*

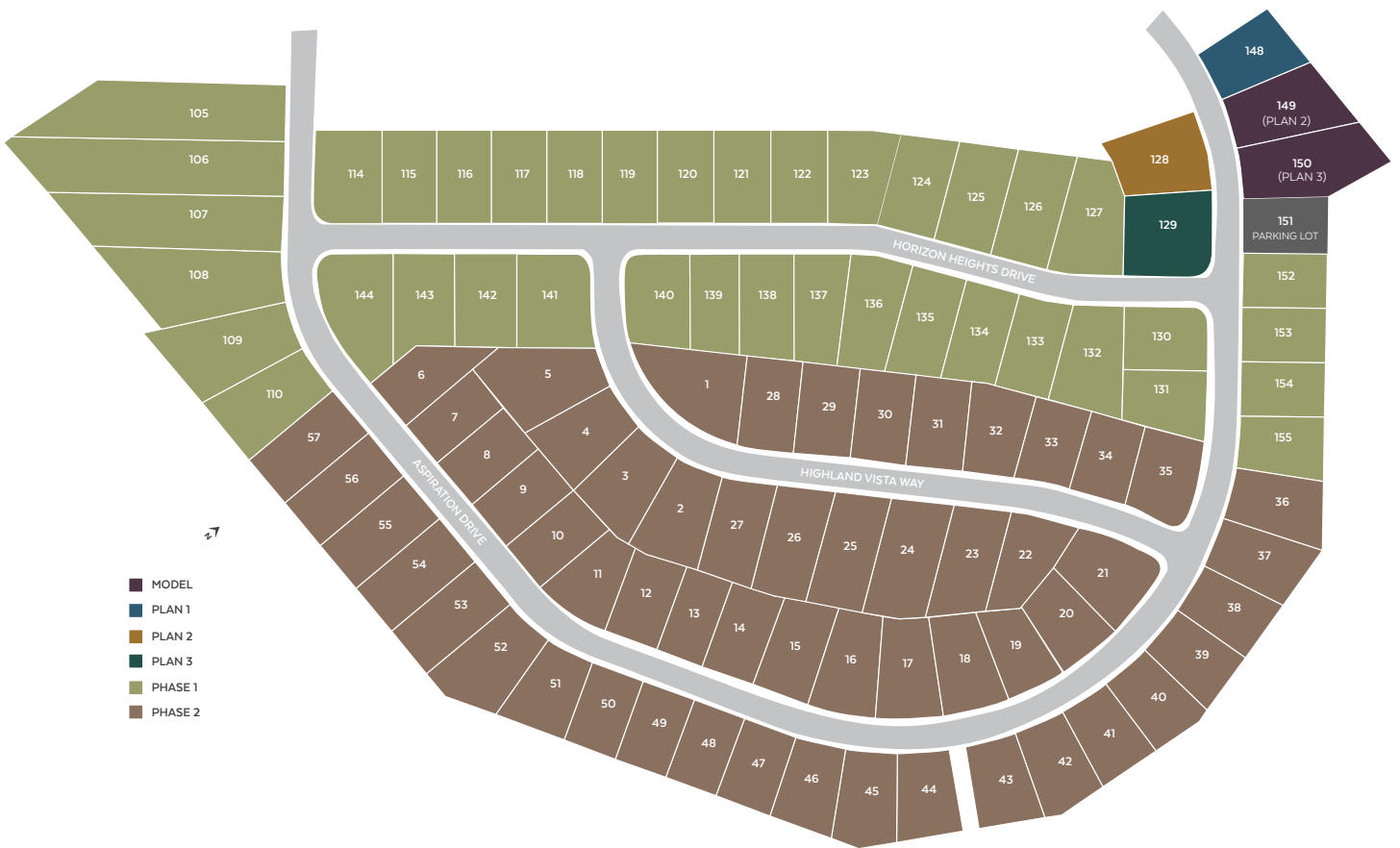
## **Where Luxury and Scenery Come Together**

Mesa View Homes in Sun Valley offers the perfect blend of spacious living and natural beauty. With generous lot sizes and three-car garages, these homes provide ample room for both comfort and functionality. Located in the heart of Northern Nevada, this community offers a peaceful setting with stunning views, perfect for those who value both elegance and practicality in their home.

## **A Quiet Retreat with Easy Access to Adventure**

Mesa View Homes provides a tranquil retreat in the serene setting of Sun Valley, while still keeping you close to the excitement of Reno. With quick access to Truckee, Lake Tahoe, and other nearby destinations, this community supports a lifestyle of both relaxation and adventure. Whether at home or on the go, Mesa View Homes offers the room and setting for a life well-lived.

# Map



# Included Features



## OUR COMMUNITY

- Located Sun Valley, Nevada
- 4 Unique Floor Plans
- Two & Three-Car Garages
- 6' Good Neighbor Fence

## INTERIOR

- Hardwood Transitional Cabinets
- Matching 3 1/4" Baseboard and 2 1/4" Casing
- RevWood in Entries, Kitchen, Baths, Laundry Room
- Luxurious Carpeting in Great Room, Hallways, Dining, and Bedrooms
- Chrome Interior Hardware
- Garage with Interior Access
- Spacious Walk-in Closet in Owner Bedroom
- Gas Dryer Hook-up in Laundry Room
- 6' - 8' Raised Two Panel Doors (per plan)
- 9' Ceiling (per plan)
- CAT 6 Wiring

## EXTERIORS

- Two & Three-Car Garages
- Concrete Driveways
- Lighted Entry w/ 6'8" Doorway
- Tankless Water Heater
- Clopay Traditional Long Panel Garage Door with Struts
- Low E Dual Pane Windows Exterior Color White
- Siding/Stucco Finish (per plan)
- Composition Tile Roof
- 6'8" Six Panel Front Door
- Sideyard Man Gate

## BATHS

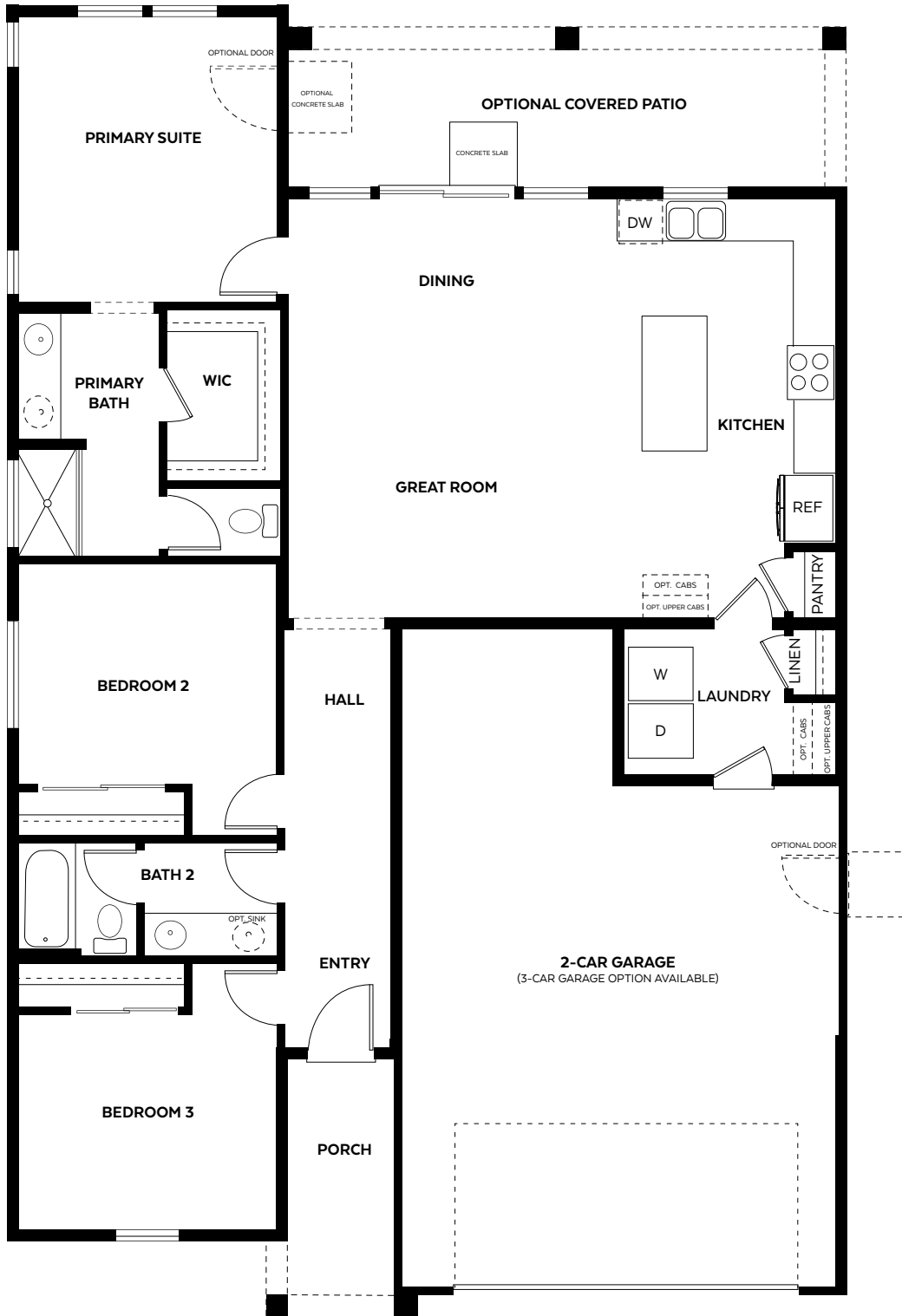
- Adult Height Vanities
- Pedestal Sink in Powder Room
- Hardwood Transitional Cabinets
- Separate Water Closet in Primary Bath
- Piedrafina Countertops with 4" Backsplash
- Elongated Porcelain Toilets
- Chrome Moen Faucets

## KITCHEN

- Moen Chrome Faucet
- Hardwood Transitional Cabinets
- 30" Kitchen Cabinet Uppers
- Granite Slab Countertops with 6" Backsplash
- Stainless Steel Appliance Package Featuring
  - 30" Freestanding Range
  - Over the Range Microwave Hood
  - Stainless Steel Dishwasher
- Garbage Disposal
- Island w/ Breakfast Bar

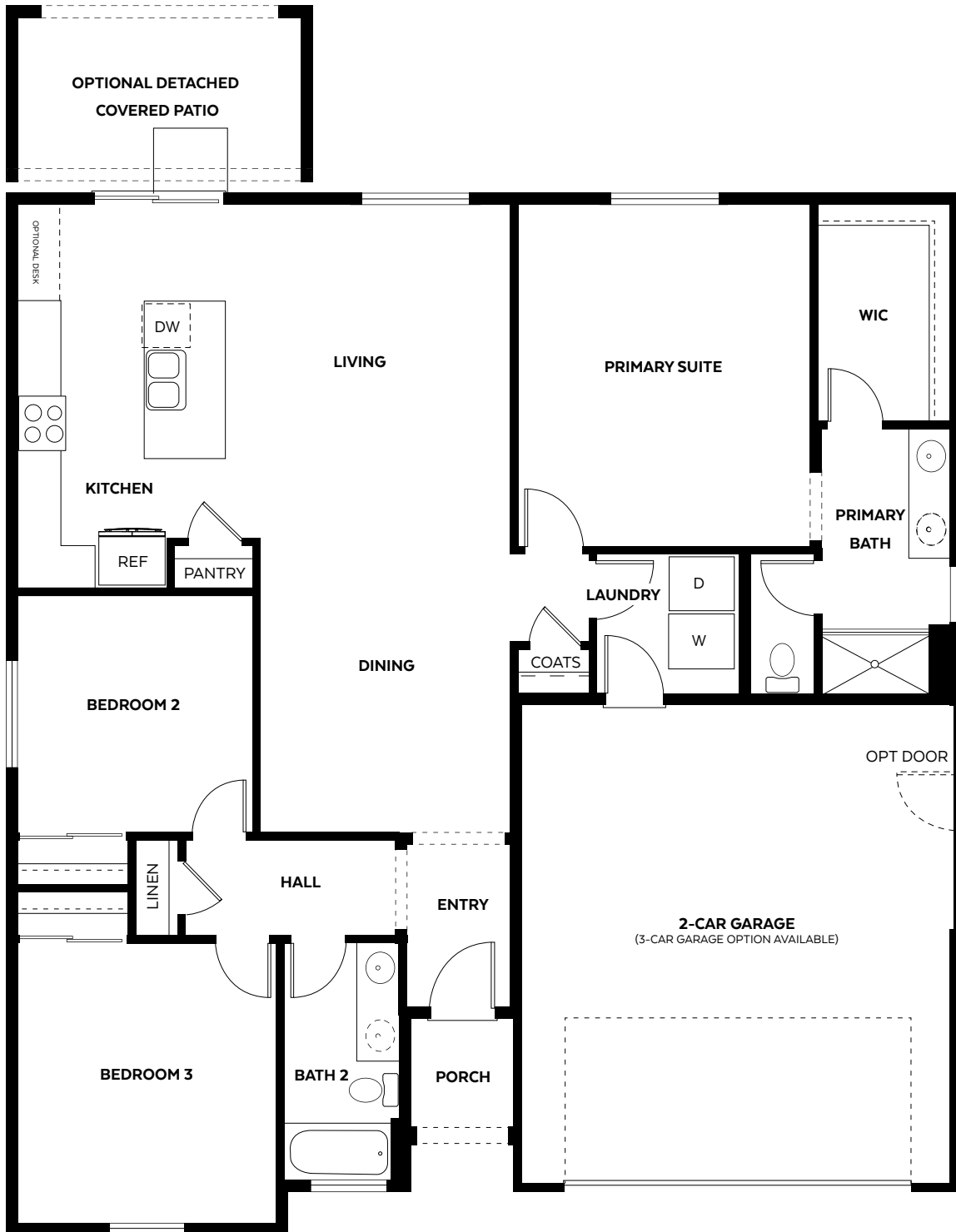
# Plan 1

1,465 square foot single-family home with 3 bedrooms, 2 bathrooms, and a 2-car garage.



# Plan 2

1,553 square foot single-family home with 3 bedrooms, 2 bathrooms, and a 2-car garage.



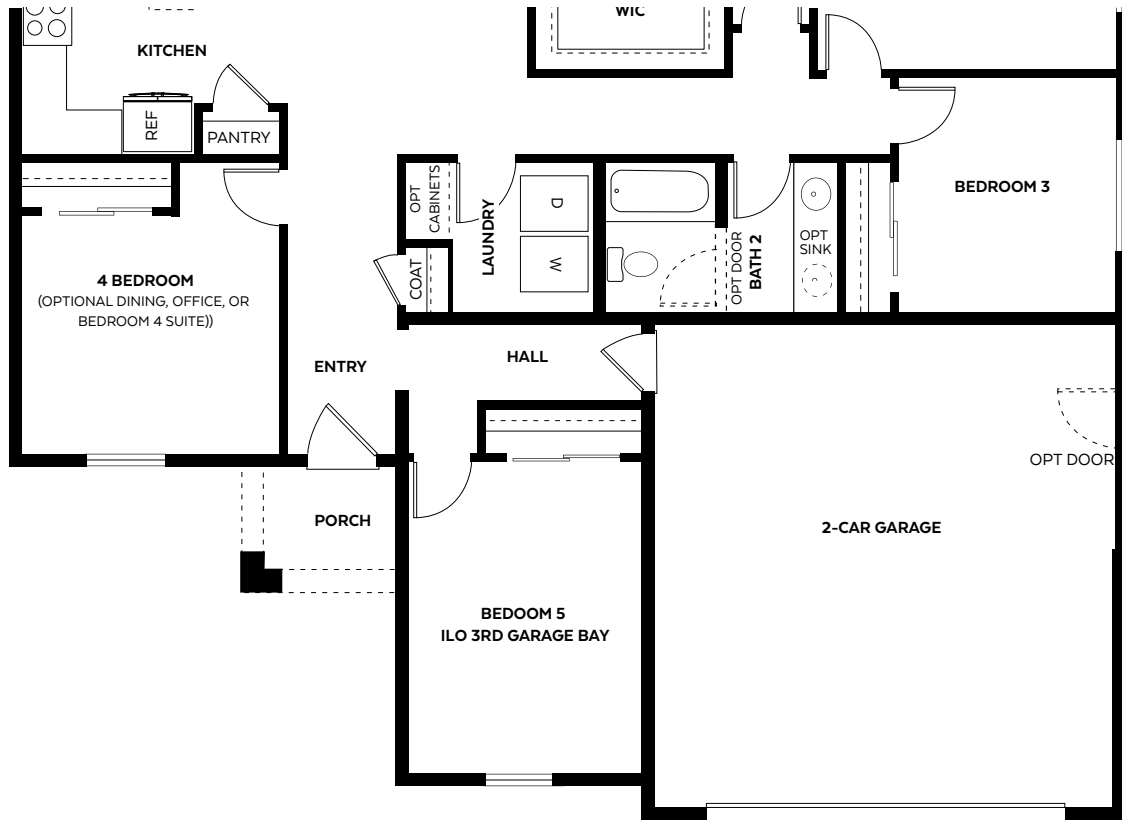
# Plan 3

1,704 square foot single-family home with 4 bedrooms, 2 bathrooms, and a 3-car garage.



# Plan 3 Options

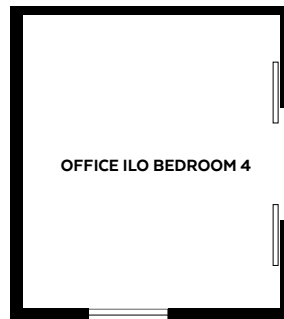
## Bedroom 5 ILO 3rd Garage Bay



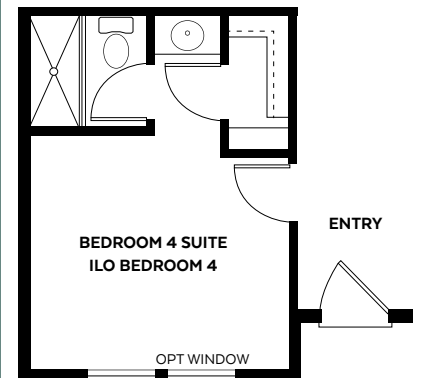
### Dining ILO Bedroom 4



### Office ILO Bedroom 4

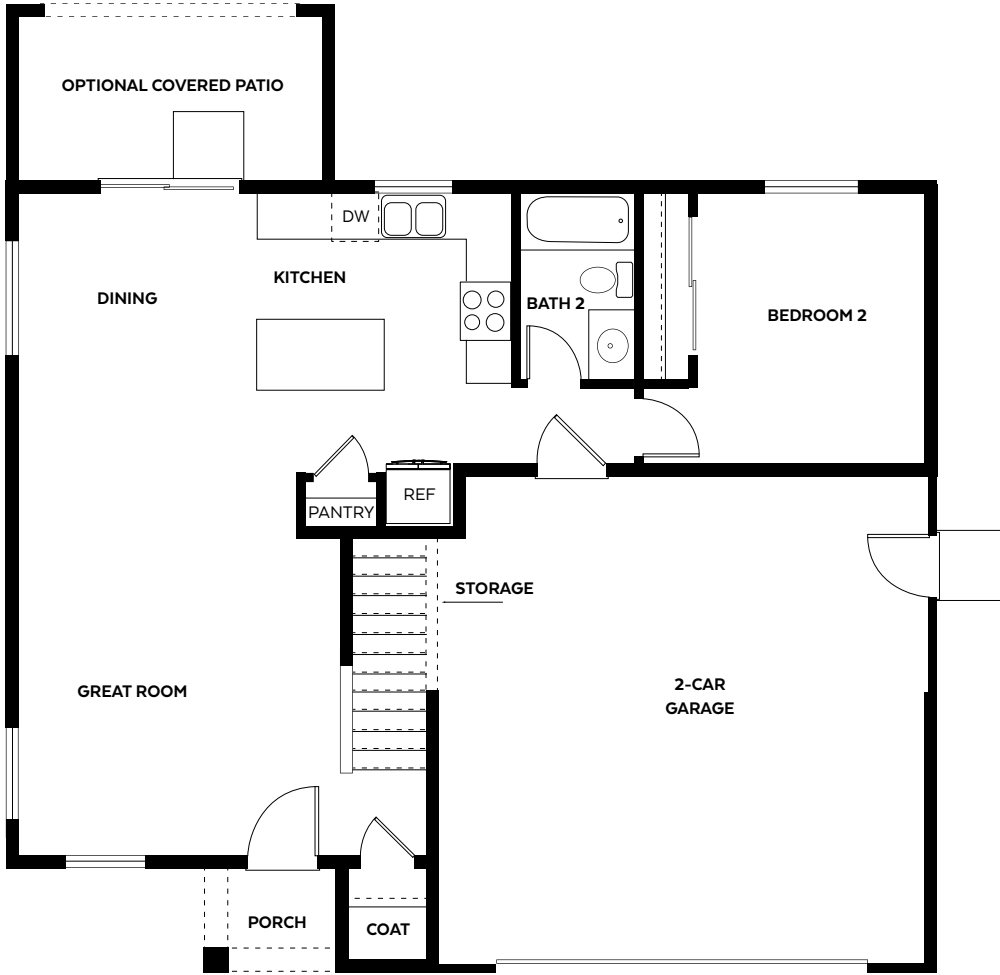


### Bedroom 4 Suite ILO Bedroom 4

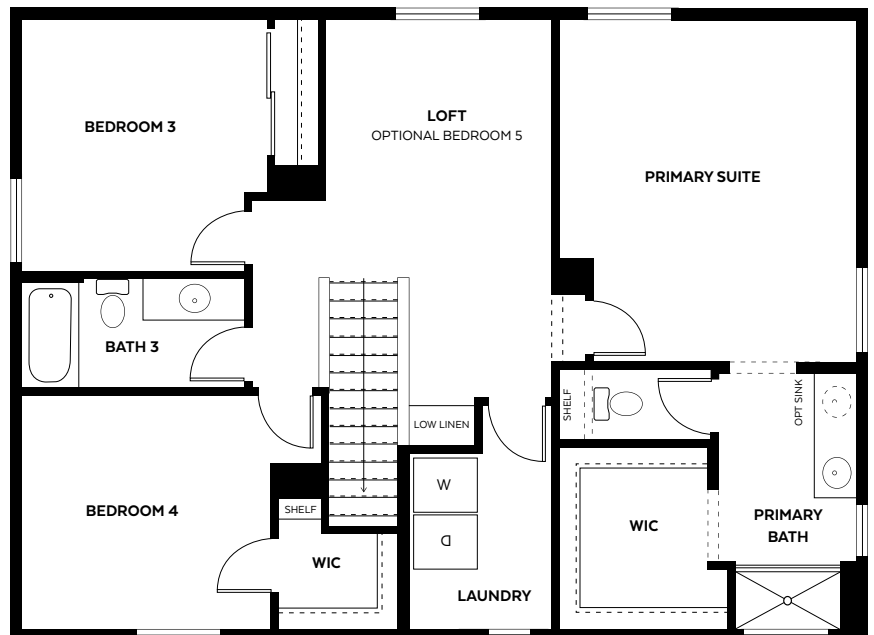


# Plan 4

1,983 square foot single-family home with 4 bedrooms + loft, 3 bathrooms, and a 2-car garage.



GROUND FLOOR

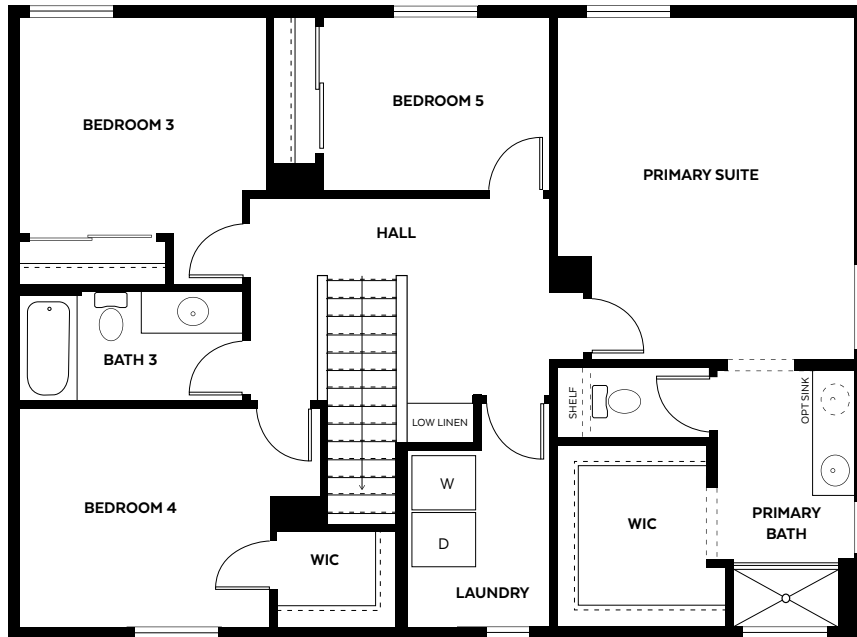


SECOND FLOOR

# Plan 4 Options



## Second Floor - Optional 5th Bedroom ILO Loft





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