

12 LOTS
MANY FLOOR PLANS
TO CHOOSE FROM



**DISCOVER
YOUR DESTINATION
TO AFFORDABLE,
QUALITY-BUILT HOMES**

CYPRUS: \$428,900
1631 SF | 4 BED | 2.5 BATH



CAPRI: 1380 SF | 3 BED | 2 BATH
STARTING AT: \$394,900



COSTA: 1572 SF | 4 BED | 2.5 BATH
STARTING AT: \$426,900



COSTELLO: 1358 SF | 3 BED | 2 BATH
STARTING AT: \$384,900



DELTA, COLORADO

BROUGHT TO YOU BY NEW BEGINNINGS NEW HOMES

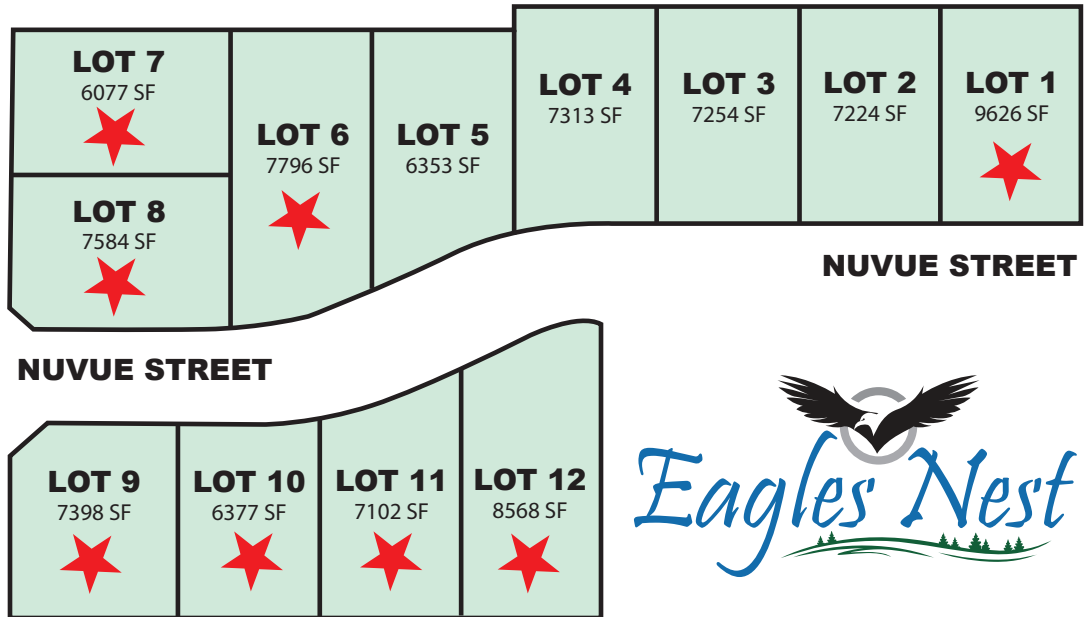
www.NewBeginningsNewHomes.com

Welcome!

Centrally located in Delta, Colorado, Eagles Nest is designed to provide you with the perfect blend of quality, comfort, and value.

Our new homes are priced in the mid to high \$300's - we've redefined affordability, without compromising on the superior craftsmanship that defines our homes at New Beginnings New Homes.

You can choose from four thoughtfully designed floorplans, each offering a unique and inviting living experience. Whether you desire a three bedroom ranch, or require the additional spaciousness of four bedrooms, we have the perfect layout to suit your lifestyle.



STAR = PREMIUM LOTS

LOT 1 = \$10,000 • LOT 12 = \$9,000 • LOTS 6 & 11 = \$8,000

LOTS 8 & 9 = \$7,000 • LOTS 7 & 9 = \$6,000

NOW TAKING LOT RESERVATIONS

970-712-8892



DESIGN | BUILD | CONSULT

536 31 1/2 Road • Grand Junction, CO • 970-712-9982

WWW.NEWBEGINNINGSNWHOMES.COM



Shelly Ramos Properties



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Shellyramosproperties.com

FEATURES

STANDARD

- Low Maintenance Stucco, Cultured Stone Exterior
- Granite Countertops in Kitchen & Master Bath
- Laminate Countertops in the Bathroom #2
- Brushed Nickel Fixtures/Hardware
- Garage Door with Automatic Opener
- High Efficiency Central Air/Heat
- R-38 Ceiling Insulation, R-13 Wall Insulation
- Double Glazed Low-E Windows
- 30 Year Architectural Shingles
- House Wrap Moisture Barrier
- Seamless Gutters and Downspouts, Concrete Patio
- Living Room & Bedrooms Wired for Data
- Primary Bedroom Ceiling Fan

*Standard Features and Subject to Change and Availability

Major Appliances Included

- EnergyStar Appliances: Dishwasher, Garbage Disposal
- Gas or Electric Smooth Top Range, Microwave Hood

OPTIONS LIST

The following options may be available through New Beginnings New Homes. Other options may be available upon request.

- Additional Ceiling Fans
- Additional Concrete (Labor & Material)
- Additional Outlets (Electric, Phone, Cable)
- Additional Wall Or Floor Tile
- Solid Surface Bathroom Countertops
- Granite Kitchen Countertops
- Granite Bathroom Countertops
- Carpet Upgrades and/or Pad
- Fence With Gate (6 ft Privacy Vinyl)
- Fireplace (Natural Gas or Electric - If Floorplan Allows It)
- Gas Line For Single Appliance (or BBQ)
- Landscaping & Irrigation
- Oil Rubbed Bronze Fixtures/Hardware
- Design Plan Changes
- Refrigerator with Ice Maker (18-24cf)
- Tankless Hot Water Heater
- Upgraded Lighting Package
- Other Changes Per Request
- Tile Backsplash in Kitchen
- Crown Moulding on Cabinets
- Covered Patio

*Optional Features and Subject to Change and Availability



*Photos for example only and do not represent the base model.
Many upgrades available, call for details. Prices subject to change.

Cyprus



Welcome to the stunning Cyprus, a new construction home offering spacious living with 4 bedrooms, 2.5 baths, and a versatile loft space. This contemporary gem boasts 1631 square feet of thoughtfully designed living space, complete with an attached 2-car garage. Explore modern comforts and style in this beautiful 2-story abode – your dream home awaits!

\$428,900*

- 4 Bedrooms
- 2.5 Baths
- 2 Car Garage
- 1631 SF

NOW TAKING LOT RESERVATIONS!

**Call Today To Schedule Your Free Consultation:
970-712-9982**



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Base price is subject to change.

Costa



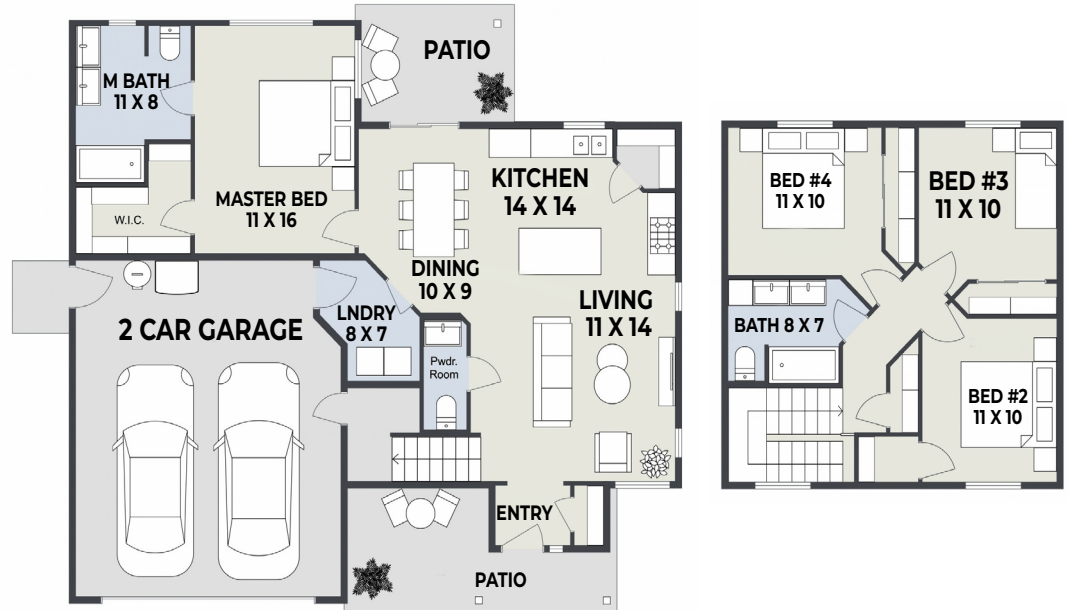
Introducing the Costa, a brand-new two-story home that offers the perfect blend of space and style. This inviting home features 4 bedrooms, 2.5 baths, and a spacious 1572 square feet of living area, all complemented by the convenience of an attached 2-car garage. Don't miss the opportunity to make this modern treasure your own!

\$419,900*

- 4 Bedrooms
- 2.5 Baths
- 2 Car Garage
- 1572 SF

NOW TAKING LOT RESERVATIONS!

Call Today To Schedule Your Free Consultation: 970-812--9982



*Photos is for example only. Base price is subject to change.

Castello



Discover the Castello, a brand-new ranch style home that combines comfort and simplicity. This charming home boasts 3 bedrooms, 2 baths, and a cozy 1358 square feet of living space, all with the convenience of an attached 2-car garage. Experience the ease of single-story living in this modern retreat – your new beginning starts here!

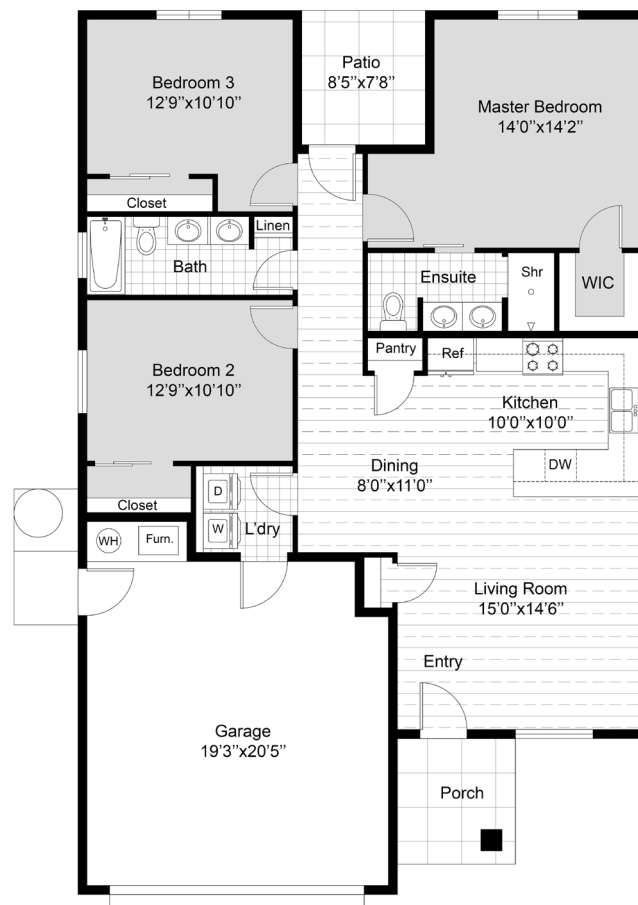
\$384,900*

- 3 Bedrooms
- 2 Baths
- 2 Car Garage
- 1358 SF

NOW TAKING LOT RESERVATIONS!

Call Today To Schedule Your Free Consultation: 970-712-9982

*Photos is for example only. Base price is subject to change.



Capri



Last, but certainly not least, we are pleased to present the Capri, a modern home design that epitomizes one-level living at its finest. This delightful home offers 3 bedrooms, 2 baths, and a comfortable 1380 square feet of living space, complete with the convenience of an attached 2-car garage. Embrace the ease and charm of ranch-style living in this modern haven thoughtfully designed just for you!

\$394,900*

- 3 Bedrooms
- 2 Baths
- 2 Car Garage
- 1380 SF

NOW TAKING LOT RESERVATIONS!

Call Today To Schedule Your Free Consultation: 970-712-9982

*Photos is for example only. Base price is subject to change.

