

Luxurious Living at 696 Riley Way

Discover exceptional value and immediate comfort in this upgraded home!

Home Upgrade Highlights

- **Base Price (Mallard Model): \$818,655**
- **Owned Solar System: \$19,305**
- **Sun Setters Motorized Patio Awnings: \$6,000**
- **Hunter Douglas Motorized Window Shades & Coverings: \$5,500**
- **Professionally Landscaped Backyard (Zen Water Feature & Artificial Lawn): \$60,000**
- **Included Premium Refrigerator: \$3,000**

Total Value with Upgrades: \$912,460

Your Price Today: \$849,000

Instant Savings: \$63,460

Special Buyer Bonus:

Seller pays your first year of HOA dues!

Enjoy immediate luxury living without the wait of new construction.