



Amber Trails

266 Old State Road
Ellisville, MO 63021
Type: Villa Homes
Price Range: \$240,000

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Community Profile



LOCATED IN ELLISVILLE

Hwy 40 to south on Olive Blvd/Clarkson Road, west (right) on Manchester Road to left on Old State Road.

Welcome to McBride & Son Homes' Amber Trails villa community located off Old State Road in West St. Louis County.

ABOUT AMBER TRAILS:

McBride & Son Homes' Amber Trails community in West St. Louis County is open for business! It is clear to see the pent up demand in the area and the amount of excitement for this excellent community. Homes at this location at this price are hard to come by. And with a limited amount of opportunities, be sure to visit us soon.

AMENITIES:

Perfectly located on Old State Road you will find our new community Amber Trails. These villa homes come standard with a two car garage and full basement. There are also two and three bedroom floor plans available, including ranches. The community also offers low maintenance living so you can enjoy your weekends without having to do exterior chores. The community is close to all the shopping, restaurants and entertainment you desire.

OUTSTANDING VALUES:

Pricing at Amber Trails starts in the \$240's making it the best value in all of West County. A community like this in this location doesn't happen very often. Don't miss this opportunity!

Available Models

Ranch

| MODEL NAME: | SERIES: | BEDROOMS: | BATHROOMS: | BASE PRICE: |
|-------------|---------|-----------|------------|-------------|
| Citrus | Arbor | 2 BDR | 1 Bath | \$244,900 |
| Sycamore | Arbor | 2 BDR | 2 Bath | \$254,900 |
| Hawthorn | Arbor | 2 BDR | 2 Bath | \$261,900 |

1 1/2 Story

| MODEL NAME: | SERIES: | BEDROOMS: | BATHROOMS: | BASE PRICE: |
|-------------|---------|-----------|------------|-------------|
| Bradford | Arbor | 3 BDR | 2 1/2 Bath | \$277,900 |

Inventory Homes

| LOT #: | MODEL NAME: | DETAILS: | PRICE: | SALE PRICE: |
|--|-------------|---------------|-----------|-------------|
| 42 | Hawthorn | 2 BDR, 2 Bath | \$324,960 | \$314,900 |
| <p>Vaulted Ceiling in Family Room, Kitchen and Breakfast Room, 36 Inch Gas Fireplace, Upgraded Flooring, Level 3 Aristokraft Cabinets Throughout Home, 42 Inch Kitchen Wall Cabinets, Base Roll Out Trays in Lower Kitchen Cabinets, Stainless Steel Appliances including Double Oven and Gas Cooktop, Bay Windows in Master Bedroom, Upgraded Plumbing Fixtures, Adult Height Vanity in Both Bathrooms, Upgraded Flooring, Upgraded Lighting including Recessed Can Lights, White Two Panel Doors with Venetian Bronze Hardware, Garage Door Opener with Keypad,</p> | | | | |
| 2 | Hawthorn | 2 BDR, 2 Bath | \$337,375 | \$329,900 |
| <p>Vaulted Ceilings in Kitchen, Breakfast Room and Family Room, Optional Gourmet Kitchen Plan, Stainless Steel GE Kitchen Appliances with Double Oven and Gas Cooktop, Level 3 Aristokraft Cabinets Throughout home, 42" Tall Kitchen Wall Cabinets, Bay Windows in Master Bedroom, Adult Height Vanity with Double Sinks in Master Bathroom, 5ft Walk In Shower with Marble Seat in Master Bath, Upgraded Flooring and Lighting, White Two Panel Doors with Venetian Bronze Hardware, Open Spindled Railing at Basement Stairs, Various Recessed Can Lighting, 3/4 Bath Rough In Basement,</p> | | | | |
| 59 | Hawthorn | 2 BDR, 2 Bath | \$348,375 | \$334,900 |
| <p>Detached Villa Unit!, Optional Floorplan with Gourmet Kitchen, Vaulted Ceiling in Family Room, Kitchen and Breakfast Room, 36 Inch Gas Fireplace, Level 4 Premium Cabinets in Kitchen and Baths, 42 Inch Kitchen Wall Cabinets, Base Roll Out Trays in Lower Kitchen Cabinets, Stainless Steel Appliances including Double Oven and Gas Cooktop, Bay Window and Vaulted Ceiling in Master Bedroom, Adult Height Vanity in Both Bathrooms, Upgraded Plumbing Fixtures, Upgraded Flooring, Upgraded Lighting including Recessed Can Lights, White Two Panel Doors with Satin Nickel Hardware, Garage Door Opener with Keypad,</p> | | | | |



SALES OFFICE OPEN DAILY 10AM TO 6PM | ©2013 McBride & Son Homes

All prices and plan selections are subject to change at any time. Price shown refers to the lowest base price and does not include any optional features that may be displayed in the images. Price, floor plans, exterior specifications and features will vary based on location of community. Actual square footage and dimensions will vary. Availability date is approximate and subject to change.