



Arbors of Rockwood Villas

5376 Lakepath Way
 Eureka, MO 63025
Type: Villa Homes
Price Range: \$190,000

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Community Profile



LOCATED IN EUREKA

I-44 West to Hwy 109 Exit. West on 5th Street 2.8 miles to right on Workman/Brewster Road.

Display hours:

Friday & Saturday: 10am to 6pm

Sunday & Monday: 11am to 6pm

Tuesday - Thursday: By Appointment Only

ABOUT ROCKWOOD VILLAS: New Homes in Eureka, MO. The Arbors of Rockwood Villas is a beautifully designed community surrounded by the stunning hills of Eureka MO! This "lock it and leave it" community features attached single family homes with amenities that allow its residence the freedom to live life at their own pace! With both Ranch and 1.5 Story floor plans there is something for everyone at the Arbors of Rockwood Villas!

OUTSTANDING VALUE: The attached single family homes at the Arbors of Rockwood begin at a remarkable value from the \$190,000's! There are Ranch and 1.5 Story floor plans available, along with customizable options such as an optional den, gourmet kitchen, luxury master bathroom, larger family room and many more available options. With 1, 2, and 3 bedroom floor plans, the range of selection is nearly unlimited!

AMENITIES: This master planned community features picturesque views with a lush tree line, fishable lake, walking and biking trails, a dog park and community pavilions for barbeques and social gatherings. Villa owners enjoy the benefits of "Villa Living" -a low maintenance lifestyle, so you can appreciate spring nights and weekends without the hassle of exterior chores! And coming soon is the new 15,000sq ft. Eureka Hills Library that will sit on 3.5 acres at the anterior of the community!

Available Models

Ranch

| MODEL NAME: | SERIES: | BEDROOMS: | BATHROOMS: | BASE PRICE: |
|-------------|----------|-----------|------------|-------------|
| Citrus | Woodland | 2 BDR | 1 Bath | \$197,900 |
| Hawthorn | Woodland | 2 BDR | 2 Bath | \$219,900 |

1 1/2 Story

| MODEL NAME: | SERIES: | BEDROOMS: | BATHROOMS: | BASE PRICE: |
|-------------|----------|-----------|------------|-------------|
| Bradford | Woodland | 3 BDR | 2 1/2 Bath | \$226,900 |

Inventory Homes

| LOT #: | MODEL NAME: | DETAILS: | PRICE: | SALE PRICE: |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------|-------------------|-----------|-------------|
| 71 | Hawthorn | 2 BDR, 2 Bath | \$243,972 | \$239,000 |
| <p>Popular Hawthorn Floorplan, Move-In Ready Spring 2020, Bourbon Bridge Rustic Suede Hickory Wood Laminate Flooring in Main Living Areas, Kitchen Features Level 3 Avalon Sarsaparilla 42in Tall Wall Cabinets, Silver Quartzite Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Kitchen Features Breakfast Bar, Stainless Steel GE Kitchen Appliances, Family Room Features Ceiling Fan, Vaulted Ceilings in Main Living Area, Main Floor Laundry, Master Bedroom Features Walk-In Closet, Upgraded 5ft Shower in Master Bathroom, Level 2 Sinclair Saddle Adult Height Vanity with Double Sinks in Master Bath, Fieldstone Way Durango Carpet in Bedrooms, Wire and Brace for Ceiling Fans in Bedrooms, Six Panel White Interior Doors with Satin Nickel Hardware, Exterior Features Tuscan Clay Vinyl Siding and King Stone Mill Brick with Brown Louvered Shutters, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia, Low-Maintenance Community, Community Features Walking Trails, Lake, Common Grounds, and More,</p> | | | | |
| 18 | Hawthorn | 2 BDR, 2 Bath | \$254,515 | \$244,900 |
| <p>Popular Hawthorn Floorplan, Move-In Ready Now, Bourbon Bridge Toasted Chestnut Wood Laminate Flooring in Main Living Areas, Vaulted Ceilings in Main Living Areas, Kitchen Features Level 3 Benton White 42in Tall Wall Cabinets, Kitchen Features Large Island with Breakfast Bar, Star Dune Laminate Kitchen Countertops, Stainless Steel GE Kitchen Appliances, Main Floor Laundry, Level 3 Benton White Adult Height Vanity with Double Sinks in Master Bathroom, 5Ft Shower with Marble Seat in Master Bathroom, Elongated Comfort Height Toilets in All Bathrooms, Brushed Nickel Bathroom Plumbing Accessories, Level 2 Mainsail Drive Shimmer Carpet in Bedrooms, Two-Panel White Interior Doors with Satin Nickel Hardware, Exterior Features Tuscan Clay Vinyl Siding with Musket Brown Shutters and Architectural Weathered Wood Shingles, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia, Low-Maintenance Community, *Similar Home Shown in Photos*,</p> | | | | |
| 53 | Hawthorn | 2 BDR, 2 Bath | \$262,405 | \$249,900 |
| <p>Popular Hawthorn Floorplan, Move-In Ready Spring 2020, Upgraded Flooring Throughout Home, Optional Kitchen Layout with Island, Kitchen Features Upgraded Avalon Umber 42in Tall Wall Cabinets, Argento Romano Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Stainless Steel GE Kitchen Appliances, Vaulted Ceilings in Main Living Areas, Upgraded Avalon Umber Vanity with Double Sinks in Master Bathroom, Master Bathroom Features Shower with Seat, Wire and Brace for Ceiling Fans in Bedrooms, Two Panel White Interior Doors with Satin Nickel Hardware, Exterior Features Tuscan Clay Vinyl Siding with Architectural Weathered Wood Shingles, Walkout Lower Level with 3/4 Bath Rough-In, Enclosed Soffit and Fascia, Low-Maintenance Community, Community Features Walking Trails, Lake, Common Grounds, and More, *Similar Home Shown in Photos*,</p> | | | | |
| 72 | Hawthorn | 2 BDR, 2 Bath | \$263,899 | \$254,900 |
| <p>Popular Hawthorn Floorplan, Move-In Ready Spring 2020, Bourbon Bridge Toasted Chestnut Wood Laminate Flooring in Main Living Areas, Kitchen Features Level 4 Benton White 42in Tall Wall Cabinets, Argento Romano Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Kitchen Features Large Island with Extended Countertop, Stainless Steel GE Kitchen Appliances, Family Room Features Ceiling Fan, Vaulted Ceilings in Main Living Areas, Main Floor Laundry, Master Bedroom Features Ceiling Fan and Walk-In Closet, Luxury Master Bathroom with 5ft Shower, Level 2 Sinclair Saddle Adult Height Vanity with Double Sinks in Master Bath, Level 2 Mainsail Drive Ivory Mist Carpet in Bedrooms, Six Panel White Interior Doors with Satin Nickel Hardware, Exterior Features Coventry Tuscan Clay Vinyl Siding and King Stone Mill Brick with Brown Louvered Shutters, Enclosed Soffit and Fascia, 3/4 Bath Rough-In at Lower Level, Low-Maintenance Community, Community Features Walking Trails, Lake, Common Grounds, and More, *Similar Home Shown in Photos*,</p> | | | | |
| 1 | Bradford | 3 BDR, 2 1/2 Bath | \$296,674 | \$279,900 |
| <p>Bradford Floorplan, Move-In Ready Now, Upgraded Flooring Throughout Home, Upgraded 42In Tall Kitchen</p> | | | | |

Cabinets, Stainless Steel GE Kitchen Appliances, Vaulted Ceilings in Living Room, Bay Windows in Breakfast Area, Six-Panel White Interior Doors with Satin Nickel Hardware, 12x12Ft Concrete Patio off Breakfast Room, Open Stairway with Wood Spindled Railing and Window, Master Bathroom Features 5Ft Shower with Seat, Double Bowl Sinks in Master Bath, Ceiling Fan in Bedrooms, Homesite is on a Corner Lot, Community Features Walking Trails, Lake, Common Grounds, and More, Low Maintenance Community, Large Flat Backyard, Professional Landscaping, Professional Irrigation System, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia,

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|---|----------|---------------|-----------|-----------|
| 2 | Hawthorn | 2 BDR, 2 Bath | \$358,009 | \$309,900 |
|---|----------|---------------|-----------|-----------|

Hawthorne Floorplan, Move-In Ready Now, 3 Bedroom, 3 Bathroom, Upgraded Flooring Throughout Home, Slate and Black GE Kitchen Appliances with Double Wall Oven and Gas Cooktop, Upgraded 42In Tall Aristokraft Kitchen Cabinets, Kitchen Features Island with Raised Breakfast Bar, Family Room Features Gas Fireplace, Vaulted Ceilings in Main Living Areas, Open Stairway with Wood Spindled Railing, Master Bedroom Features Bay Window and Coffered Ceiling, Upgraded Adult Height Vanity with Double Sinks in Master Bathroom, Master Bathroom Features Upgraded 5ft Shower with Seat, Finished Lower Level with Family Room, Bedroom, and Bathroom, Two-Panel White Interior Doors with Venetian Bronze Hardware, Large Flat Backyard, 12x12 Ft Concrete Patio off Breakfast Room, Professional Irrigation System, Enclosed Soffit and Fascia, Community Features Walking Trails, Lake, Common Grounds, and More, Low Maintenance Community,



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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.