



## Pearl Vista

1301 Tom Ginnever Ave  
 O Fallon, MO 63366  
**Type:** Single Family Homes  
**Price Range:** \$200,000

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# Community Profile



### LOCATED IN O FALLON

I-70 to North on Exit 219 on T R Hughes Blvd. Turn right onto Tom Ginnever Ave. The community will be about 1 mile on the left.

Display hours:  
 Sunday, Monday and Friday: 11am-6pm  
 Tuesday to Thursday, and Saturday: 10am-6pm

### ABOUT PEARL VISTA:

New Homes in O'Fallon, MO. Welcome to Pearl Vista, McBride Homes' exciting new home community in O'Fallon, MO. This beautiful community features 46 homesites with private streets in a great St. Charles County location. Pearl Vista is just minutes from great shopping, major highways and public schools.

### OUTSTANDING VALUE:

Pearl Vista is located in the esteemed Fort Zumwalt School District and is within walking distance to Fort Zumwalt North High School. With single family homes from the \$200's, Pearl Vista offers incredible values in a great location!

### AMENITIES:

You are sure to find yourself comfortably settled at Pearl Vista, as it allows both easy traveling and nearby conveniences plus quick access to I-70. This community is also minutes away from the Ozzie Smith Sports Complex.

# Available Models

## Ranch

MODEL NAME:	SERIES:	BEDROOMS:	BATHROOMS:	BASE PRICE:
Aspen	Bayside	2 BDR	2 Bath	\$204,900
Aspen	Bayside	3 BDR	2 Bath	\$214,900
Maple	Bayside	2 BDR	2 Bath	\$229,900
Aspen II	Bayside	3 BDR	2 Bath	\$229,900
Maple	Bayside	3 BDR	2 Bath	\$239,900

## Two Story

MODEL NAME:	SERIES:	BEDROOMS:	BATHROOMS:	BASE PRICE:
Berwick	Bayside	3 BDR	2 1/2 Bath	\$229,900
Sterling	Bayside	4 BDR	2 1/2 Bath	\$234,900
Royal II	Bayside	4 BDR	2 1/2 Bath	\$239,900
Ashford	Bayside	4 BDR	2 1/2 Bath	\$249,900

## Inventory Homes

LOT #:	MODEL NAME:	DETAILS:	PRICE:	SALE PRICE:
14	Aspen	3 BDR, 2 Bath	\$252,692	\$247,692

Popular Aspen Floorplan, Move-In Ready March 2020, Bourbon Bridge Rustic Suede Hickory 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 Breakfast Bar, Stainless Steel GE Kitchen Appliances, Vaulted Ceilings in Main Living Areas, Ceiling Fan in Great Room, Main Floor Laundry, Master Bedroom Features Walk-In Closet, Level 2 Sinclair Saddle Adult Height Vanity with Double Sinks in Master Bath, Master Bathroom Features 5ft Shower, 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 Coventry Storm Gray Vinyl Siding and Platinum Gray Shake Siding with Black Louvered Shutters, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia, Community is in the Fort Zumwalt School District and Within Walking Distance of Fort Zumwalt North High School, \*Similar Home Shown in Photos\*,

24	Aspen II	3 BDR, 2 Bath	\$262,712	\$257,712
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Popular Aspen II Floorplan, Move-In Ready May 2020, Bourbon Bridge Toasted Chestnut Wood Laminate Flooring in Main Living Areas, Kitchen Features Level 4 Benton White 42in Tall Wall Cabinets, Silver Quartzite Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Kitchen Features Breakfast Bar and Walk-In Pantry, Covered Patio Area off Dining Room, Stainless Steel GE Kitchen Appliances, Vaulted Ceilings in Main Living Area, Open Stairway with Wood Spindled Railing, Master Bedroom Features Walk-In Closet, Level 3 Benton Sarsaparilla Adult Height Vanity with Double Sinks in Master Bath, Two-Panel White Interior Doors with Satin Nickel Hardware, Level 2 Mainsail Drive Ivory Mist Carpet in Bedrooms, Wire and Brace for Ceiling Fans in Bedrooms, Exterior Features Coventry Cape Cod Gray Vinyl Siding and Black Louvered Shutters, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia, Community is in the Fort Zumwalt School District and Within Walking Distance of Fort Zumwalt North High School, \*Similar Home Shown in Photos\*,

6	Berwick	3 BDR, 2 1/2 Bath	\$267,812	\$262,812
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Popular Berwick Floorplan, Move-In Ready Now!, Bourbon Bridge Toasted Chestnut Wood Laminate Flooring in Main Living Areas, Kitchen Features Level 3 Avalon Sarsaparilla 42in Tall Wall Cabinets, Argento Romano Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Kitchen Features Island with Extended Countertop, Stainless Steel GE Kitchen Appliances, Living/Dining Area Features Ceiling Fan, Main Floor Features 1/2 Bath, Second Floor Laundry, Master Bedroom Features Walk-In Closet, Level 3 Avalon Sarsaparilla Adult Height Vanity with Double Sinks in Master Bathroom, Master Bathroom Features 5ft Shower, Level 2 Edmond Lane Rainswept Carpet in Bedrooms, Wire and Brace for Ceiling Fans in Bedrooms, Two-Panel Square White Interior Doors with Satin Nickel Hardware, Exterior Features Coventry Platinum Gray Vinyl Siding and King New Castle Brick with Black Louvered Shutters, 3/4 Bath Rough-In at Lower Level, Enclosed Soffit and Fascia, Community is in the Fort Zumwalt School District and Within Walking Distance of Fort Zumwalt North High School, \*Similar Home Shown in Photos\*,

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Royal II

4 BDR, 2 1/2 Bath

\$280,070

\$275,070

Popular Royal II Floorplan, Move-In Ready May 2020, Bourbon Bridge Toasted Chestnut Wood Laminate Flooring in Main Living Areas, Kitchen Features Level 3 Avalon Sarsaparilla 42in Tall Wall Cabinets, Argento Romano Laminate Kitchen Countertops with 8in Deep Single Basin Sink, Kitchen Features Island with Extended Countertop, Stainless Steel GE Kitchen Appliances, Family Room Features Ceiling Fan, Main Floor Features 1/2 Bath and Laundry Area, Open Stairway with Wood Spindled Railing, Master Bedroom Features Walk-In Closet, Level 3 Avalon Sarsaparilla Adult Height Vanity with Double Sinks in Master Bath, Upgraded 5ft Shower in Master Bath, Enclosed Soffit and Fascia, Level 2 Edmond Lane Rainswept Carpet in Bedrooms, Six-Panel White Interior Doors with Satin Nickel Hardware, Wire and Brace for Ceiling Fans in Bedrooms, Exterior Features Coventry Cape Cod Gray Vinyl Siding and Black Louvered Shutters, Community is in the Fort Zumwalt School District and Within Walking Distance of Fort Zumwalt North High School, 3/4 Bath Rough-In at Lower Level, \*Similar Home Shown in Photos\*,

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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.