



Built Around You

Artavia 65'

Call or Text Emily Warmke to make your offer today! (713) 376-9620

Address Sq.Ft.Plan Stories Bed/Bath(F-H)/Gar Price



15317 Garnet Groves Dr 3243 Martindale B 1.0 4 / 2 - 1 / 3.0 \$576,906

This appealing, open concept home has everything to offer within a single story. Extraordinary curb appeal greets you with a classic brick façade in neutral, welcoming tones. As you enter the elegant foyer, you will notice top notch details within this plan, including crown molding set into soaring, trayed ceilings and transitional designer details. The chef-inspired kitchen opens to the oversized casual dining as well as family room, for many comfortable gatherings to be had amongst family and friends. Rejuvenate after a long day in the luxurious primary bedroom with a wall of bowing windows, spa-like bath and two, generously sized closets. Your family and guests will enjoy three spacious secondary bedrooms, each with it's own bath. Enjoy privacy and productivity as glass french doors lead you to your home office. Complete with Texas-sized patio, this home is not one to miss!

Ready Now! MLS#: 70515661



15423 Sun Rose St 3456 Nash A 1.0 4 / 3 - 1 / 3.0 \$687,415 \$599,982

This one-story home flaunts its curb appeal that is sure to impress from the start. Entering into the home, you are greeted by an impressive foyer complete with a tray-ceiling, along with stunning neutral colored LVP floors that pave your way throughout the main living areas of the home. This home offers a kitchen any chef would adore, with built-in stainless-steel appliances, double ovens, a pot filler and a large kitchen island! Enjoy hosting family and friends in the family room that features large windows that offer views of the oversized covered patio, complete with gas and plumbing connections for a future outdoor kitchen, in a backyard with no rear neighbors. Just off the foyer, the study allows you to easily work from home and maintain privacy with French glass doors. The game and media room combo is perfect for entertaining guests, or spending a quiet night in. Treat yourself to this gorgeous primary suite adorned with high ceilings, large windows, and an en-suite which includes a walk-in shower and two separate walk-in closets.

Ready Now! MLS#: 23963714

COVENTRYHOMES.COM

Driving Directions

From I-45 North: Take exit 79A toward TX-242 Follow N Fwy Service Rd Turn right onto TX-242 E Continue on TX-242 for approx. 7 miles Turn right onto ARTAVIA Pkwy Turn right onto Reverie Dr Turn right onto Viviente Dr Turn left onto Deseo Dr Turn left onto Belle Vie Ln Model home is on the right side. From US 59 North: Take the FM 1314 exit toward Porter/Conroe Turn left onto FM 1314 Travel west on FM 1314 for approx. 7.5 miles Turn right onto SH 242 Turn right onto ARTAVIA Pkwy Turn right onto Reverie Dr Turn right onto Viviente Dr Turn left onto Deseo Dr Turn left onto Belle Vie Ln Model home is on the right side.

Sales office open: Mon - Thu & Sat: 10am - 6pm; Fri & Sun: 12pm - 6pm

Sales Counselors: Emily Warmke

17706 Belle Vie Lane, Conroe, TX 77302

(713)730-7939

"Approximate Living Area" square footage calculations were made as exterior dimensions less attached garage, if applicable. "Approximate A/C Area" square footage is the same area less thickness of the exterior walls of the same area. Finished square footage calculations are made based on plan dimensions only and may vary from the finished square footage of the home as built. Prices, discounts, plans and features subject to change without notice. See sales counselor for details.



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17504 Autumn Leaves Dr 3681 Tomball E 1.0 4 / 4 - 0 / 3.0 ~~\$727,391~~ **\$624,743**

Welcome to your dream home! Situated on a corner lot, this one-story contemporary home offers style and luxury. Enter through the grand foyer with its impressive rotunda and unique tray-ceiling detail, then be wowed by the kitchen of your dreams! Built-in GE appliances, a 5-burner cooktop and an oversized island complete with wine rack and fridge make it perfect for hosting family gatherings. Enjoy plenty of natural light in the family room which features 14' ceilings and large windows. The study is ideal for working from home while keeping privacy intact thanks to French glass doors. And don't miss out on the game & media room - great for entertaining or just a cozy night in! This stunning property features a beautiful primary suite, complete with large bay windows, an en-suite bathroom fit for royalty and dual closets. But that's not all - you can also build your perfect outdoor kitchen on the spacious covered patio, which includes gas and plumbing connections. Wit  
Estimated Completion Apr 2023 **MLS#: 26699351**

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Address	Sq.Ft.Plan	Stories	Bed/Bath(F-H)/Gar	Price
17412 Violet Vineyard St	3802 Briggs B	2.0	4 / 4 - 1 / 3.0	<del>\$687,254</del> \$674,859

This is the modern and sophisticated home you've been searching for that boasts soaring ceilings, a loft-type feel, and plenty of room to spare! From the grand foyer and curved staircase to the stunning wall of windows in the family and dining rooms, you're sure to become more and more impressed the further you get into the home. The gourmet L-shaped kitchen boasts an abundance of cabinets, built-in appliances, and quartz-covered countertops that open up beautifully to the family and dining rooms. This 4 bedroom plan offers a guest room on the first floor with a private en-suite. The primary bedroom offers dual vanities, a luxe soaking tub, and a generously sized shower. Entertaining is a must whether you're hosting movie night in the media room or backyard BBQs on the Texas-sized covered patio. Don't miss this opportunity to live in one of the area's newest communities while it's still in its early phases!  
Estimated Completion Apr 2023 **MLS#: 97434757**



17528 Autumn Leaves Dr	3354 Lovelady G2	1.0	4 / 3 - 1 / 3.0	\$596,458
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This well-thought out floor plan offers all of your favorite features in one single level! Upon entering the home, the wide entry with rotunda detail will make the first impression you are after. Flanking the foyer, a study offers an ideal space to work from home. Complete with soaring ceilings and plenty of windows for natural light, the family room, kitchen and dining room create a great gathering space, where you can enjoy quality family time or entertaining for years to come. The chef of the family will adore the gourmet kitchen complete with a walk-in pantry, tons of cabinet storage and an oversized island. Just a step off the family room, the game room provides the perfect space to entertain friends and family. You will love the primary bathroom enhanced with a walk-in shower, dual closets and dual sinks. Spend your evenings relaxing on the oversized covered patio. Don not miss out!  
Estimated Completion Mar 2023 **MLS#: 16560896**

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