

RIVER VALLEY RANCH: Real Estate Offerings

Description

Located in Carbondale, Colorado and within close proximity of the international resorts of Aspen and Vail, River Valley Ranch sits on the site of an 520-acre old working ranch. River Valley Ranch is a year-round resort community offering a recreation-oriented lifestyle where high-end amenities are the standard and where there is a diversity of ownership opportunities. It offers several distinctly styled communities whose architecture is influenced by Colorado's rich ranching and mining heritage and whose design and content purposefully bring together people of all generations to enjoy the amenities and outdoor-oriented lifestyle.

Old Town

- * A Victorian-styled neighborhood reminiscent of Colorado's rich mining history
- * Situated along tree-lined streets in a closely knit neighborhood
- * Two-level homes featuring front porches, landscaped front yards and fully private backyards
- * Seven models including The Somerset, The Ridgway, The Cimarron II, The Durango, The Graystone, The Ouray and The Empire feature six different floor plans featuring 3-4 bedrooms, 2.5-3.5 baths, and unfinished basements
- * Low maintenance living features include front yard lawn care, snow removal, and all exterior painting

The Settlement

- * A neighborhood comprising single-family luxury maintenance-free mountain homes influenced by western ranch-style architecture
- * There are six models including The Remington, The Springfield, The Winchester, The Roaring Fork, The Woody Creek and The Browning. Each of the six floor plans offers from 2 bedroom and 3 baths to 3 bedrooms and 3.5 baths
- * Several custom design options

Ranch Homesites

- * One-quarter acre to one-acre sites in a variety of neighborhoods
- * Custom homesites are located in neighborhoods named The Heritage, The Meadows, The Homestead, The Waters, The Greens, and The Point

- * Homesites offer varying features including fairway, tee box, valley view, lake frontage, Crystal River and open space and Mt. Sopris views
- * Custom home designs are available to homeowners
- * River Valley Ranch Green Builder Program is included in the homeowners covenants and sets forth environmental guidelines for construction