



**DESERT
CLIFFS**



NEW HOMES FOR SALE

With Estimated Pricing and Completion Dates*

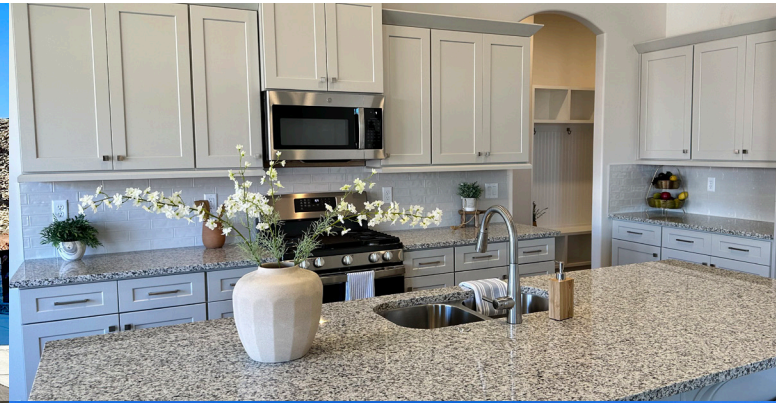
03/14/2024

S&S Homes

www.sshomes.info

LOT#	SQ. FT.	LEVELS	BEDS	BATHS	GARAGE	EST. DATE*	FOR SALE
200	2680	1	3+Full Casita	3	3 Car	Jul.'24*	\$699,900*
202	2440	2	3+Office	3	3 Car	Jan.'24*	CONTRACT
204	2709	2	4+Office	2.5	3 Car-RV	Jan.'24*	CONTRACT
205	2459	1	3+Full Casita	3	3 Car	Move-In Ready* / 	\$639,900*
206	2032	1	3	2	3 Car	Mar.'24*	CONTRACT
207	2459	1	3+Full Casita	3	3 Car	Apr.'24*	\$639,900*
215	2724	1	4	2.5	3 Car	May'24	\$685,900*
216	2459	1	3+Full Casita	3	3 Car	Sep.'24*	\$659,900*
217	2987	2	5	4	3 Car	May'24	CONTRACT
219	2680	1	3+Full Casita	3	3 Car	Jul.'24*	\$689,900*
220	2709	2	4+Office	2.5	3 Car-RV	Sep.'24*	\$678,900*
318	2414	1	4	3	3-RV	MIR* /  (Decorated)	\$656,900*

**TAKE A SELF TOUR OF OUR HOMES WITH
NTERNOW. SCAN HERE TO LEARN HOW:**



*Prices, estimated completion dates, elevations, styles, colors, features, and finished homes may vary from the architectural rendering and are subject to change without notice or obligation. Square footage is estimated. [Scan, Download & Register for free in the NoviHome App for more information on all our homes and neighborhoods.](#)



Agent: Shae Leonard
(435)668-3096 - shae@ssrealtysolutions.com



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DESERT CLIFFS PLAT MAP

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Take a Self-Tour!

Scan Below to Learn How



Download the **NterNow** App,
Register for free and receive a
code to enter the home.



**CenturyLink 1 Gig
Connected Community**

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STANDARD FEATURES*

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INTERIOR

- **GE Stainless Steel Appliances:**
 - Dishwasher
 - Microwave
 - Free Standing Range or Cook top with Wall Oven (As per Plan)
- Energy Saving LED Light Bulbs
- Designer Selected Granite Counter Tops (3 cm Thick)
- Stained Knotty Alder Wood Cabinets
- 36" Tall Base Cabinets
- Soft Close Cabinet Doors and Drawer Guides
- Under-Mount Stainless Steel Kitchen Sink with Garbage Disposal
- Air Switch in Island for Disposal
- 18" Tile Kitchen Back Splash
- Pull Down Delta Essa® Arctic Stainless Steel Kitchen Faucet
- Delta® Modern Chrome Faucets Throughout
- Tile Shower & Tub Surrounds with Deco Accent Tile
- Toilet Paper Holders & Towel Bars
- Elongated Toilets in All Baths
- Full Width Mirrors Above Vanity
- Luxury Vinyl Plank in Entry, Kitchen, Baths, Utility Room, Hallways
- Gas Fireplace with Blower (If Included on Plan)
- Decora Light Switches
- Ceiling Fan Pre-wire in all Bedrooms and Living Rooms
- Trim - 5" Base, 3" Case
- Two-Tone Paint Throughout Home (Garage One-Tone Only)
- Elevated Ceilings (As Included on Plan)

EXTERIOR

- **95% Gas Furnace and 14 SEER A/C Dual Fuel**
Above Industry Standard of 80% Furnace
- 50 Gallon Gas Water Heater

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- Insulation: R-15 Walls & R-38 Ceiling
- 1" Foam Insulation Thermal/Moisture Barrier on Exterior Walls
Adding R-4 to Insulation increasing up to R-19
- **Front & Rear Yard Professional Landscaping**
- **Partial Rear Yard Cinder Block Walls**
- Dead Bolt Locks on All Exterior Doors
- Synthetic Stucco Finish Coat
- Cultured Stone Accents (As per Plan Elevation)
- Rain Gutters
- Border Accents on Driveway
- Fire Rated Garage Entry Door
- Low Energy Dual Pane Exterior Vinyl Windows
- Fire Resistant Flat Cement Roof Tiles (per Elevation)
- Pre-Plumbed Soft Water Loop
- 8' Designer Selected Insulated Garage Doors With Openers

CONNECTIVITY

- Video Doorbell with iOS/Android Support
- Smart Door Lock with Keypad
- Smart Garage Door Opener
- Prewire for Outdoor Security Cameras
- Smart Programmable Thermostat
- Fiber Optic Internet 1 Gig Community
- Fiber Optic Cable Run into Oversized Interior Low Voltage Panel
- Prewire or Sleeved for Cable, Phone Service and Satellite
- Ethernet and TV Drops run to Great Room(s) and Bedrooms
- Prewire for 5.1 Surround Sound in Living Room



CenturyLink 1 Gig
Connected Community



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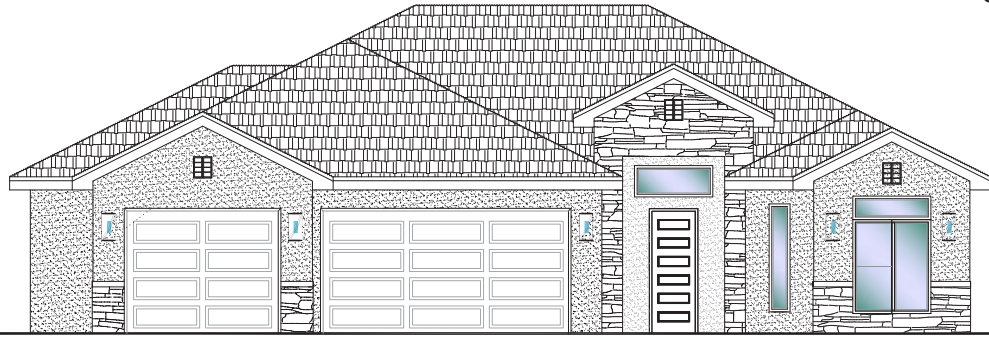
#200 - FOR SALE*

3 Bed+Full Casita | 3 Bath | 3 Car Garage

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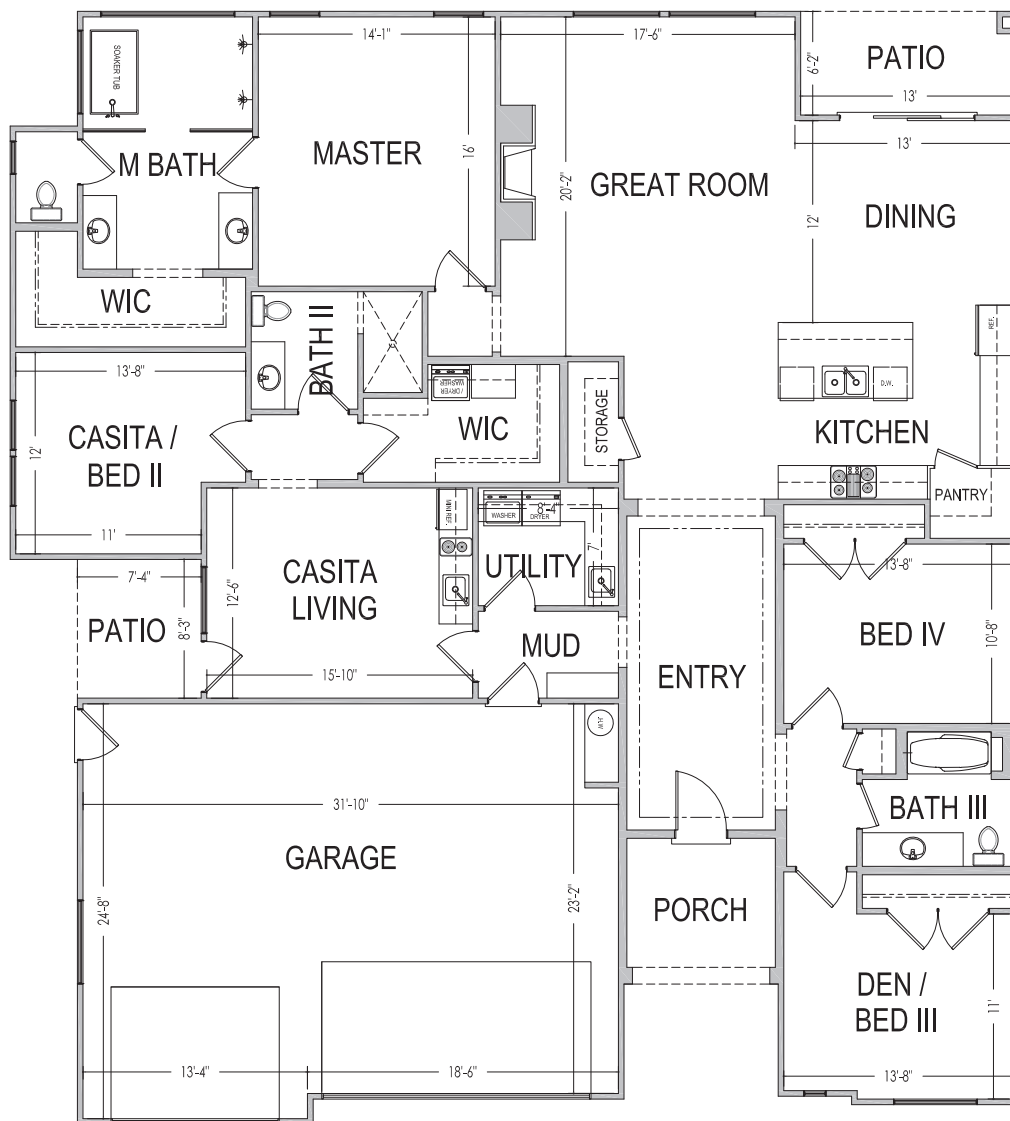
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3923 E. Enninberg Way
St. George, UT 84790



60'x66'

2,680 ft.²



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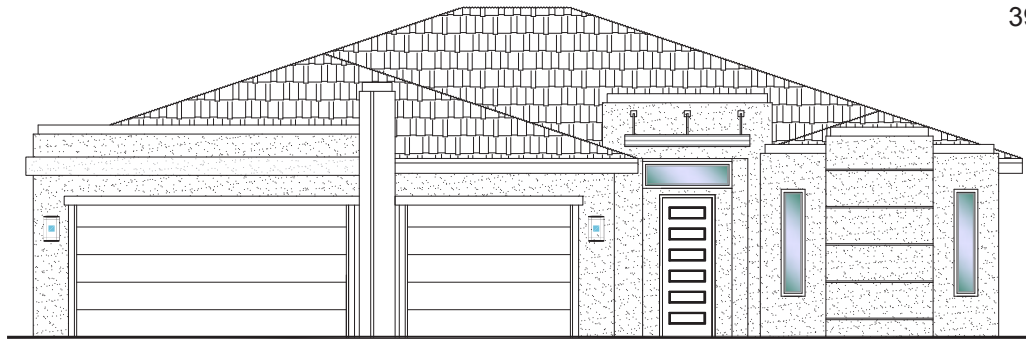
#205 - FOR SALE*

4 Bed+Full Casita | 3 Bath | 3 Car Garage

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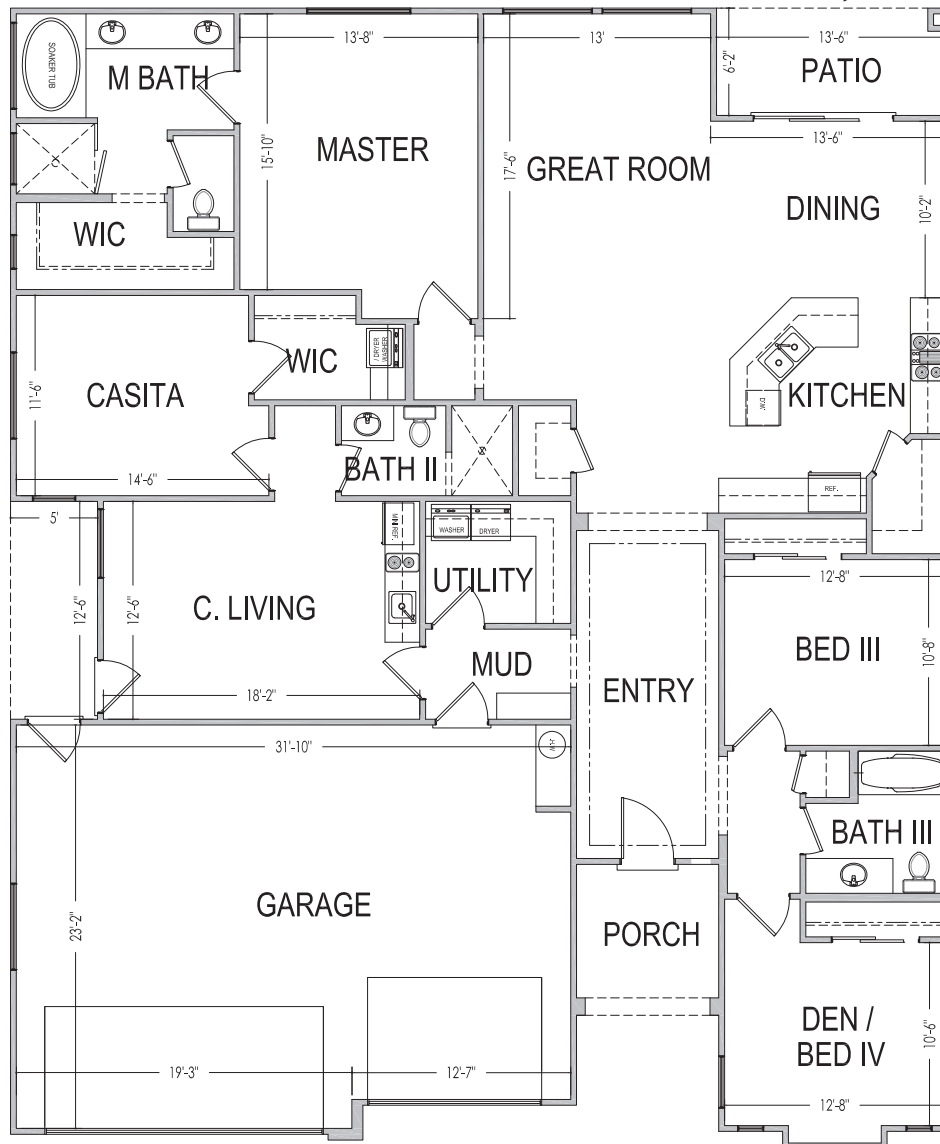
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3971 E. Enninberg Way
St. George, UT 84790



54'x65'

2,459 ft.²



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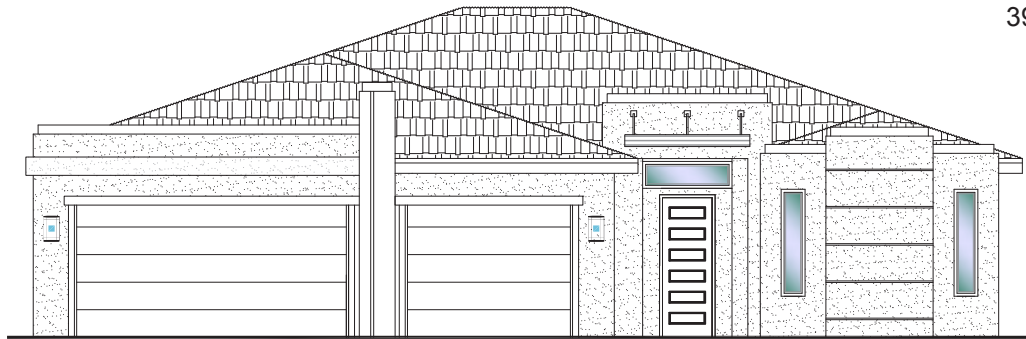
#207 - FOR SALE*

4 Bed+Full Casita | 3 Bath | 3 Car Garage

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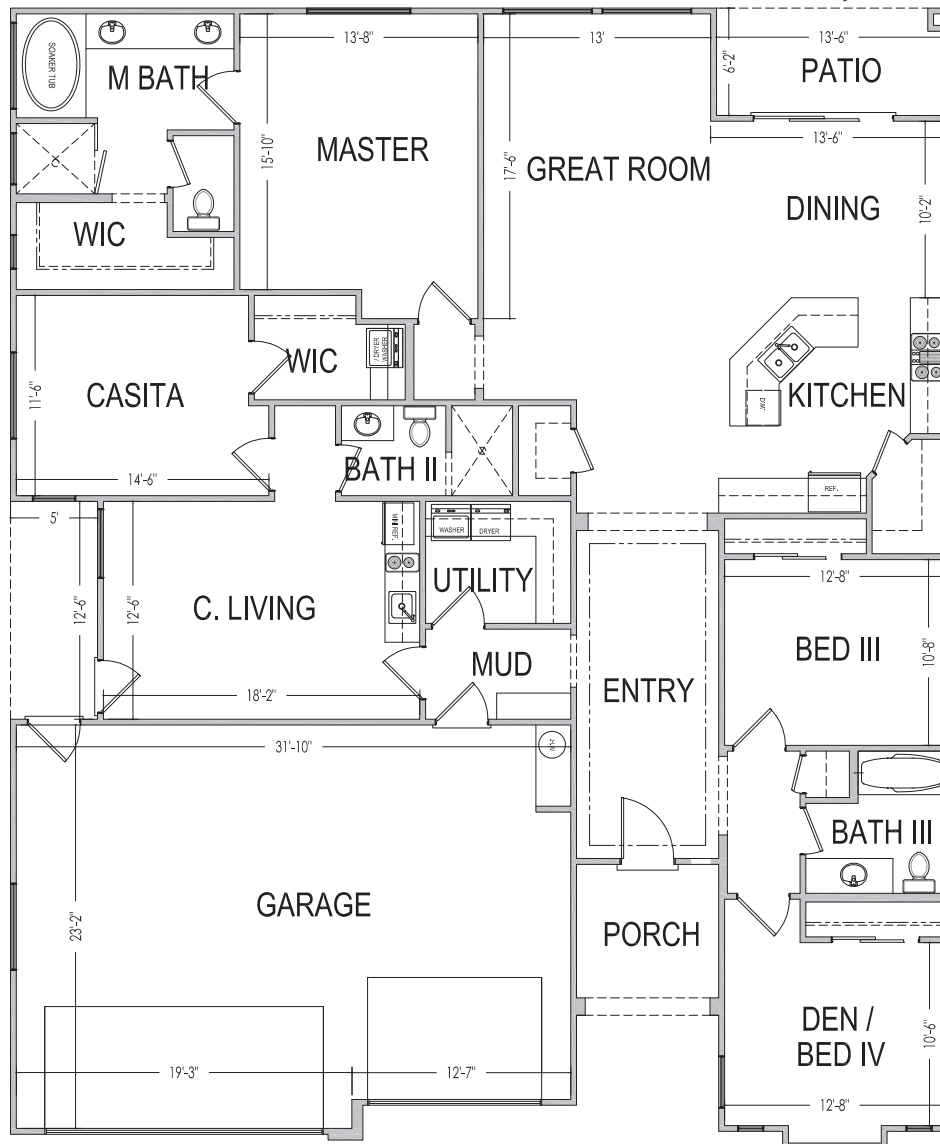
www.sshomes.info

3993 E. Enninberg Way
St. George, UT 84790



54'x65'

2,459 ft.²



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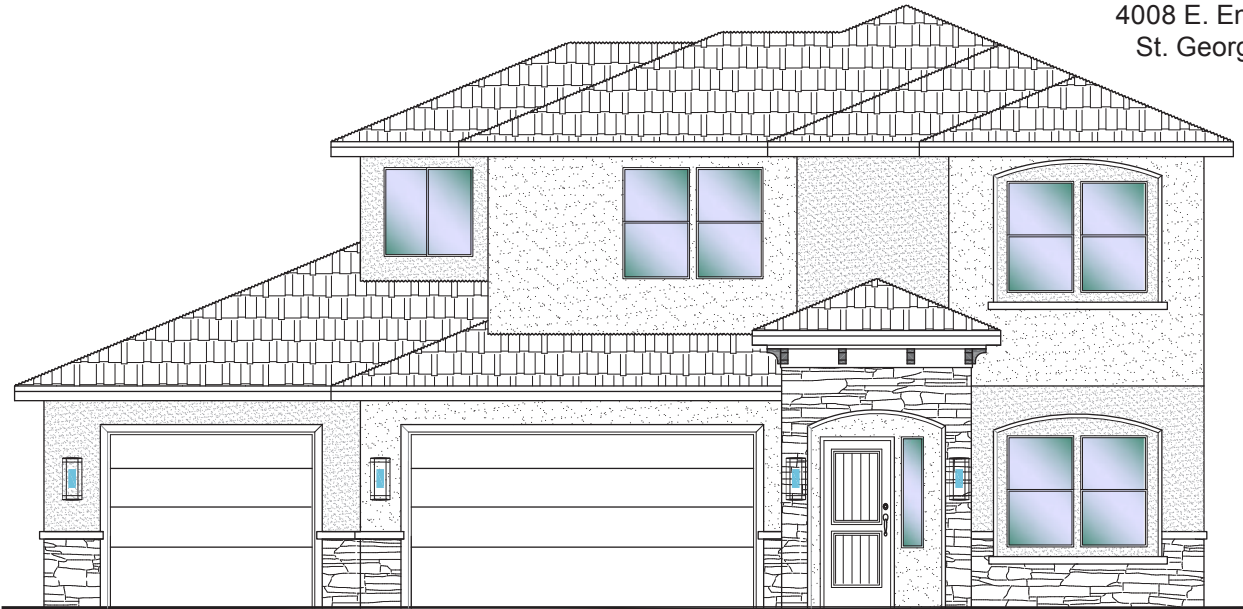
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#215 - FOR SALE*
4 Bed | 2.5 Bath | 3 Car Garage

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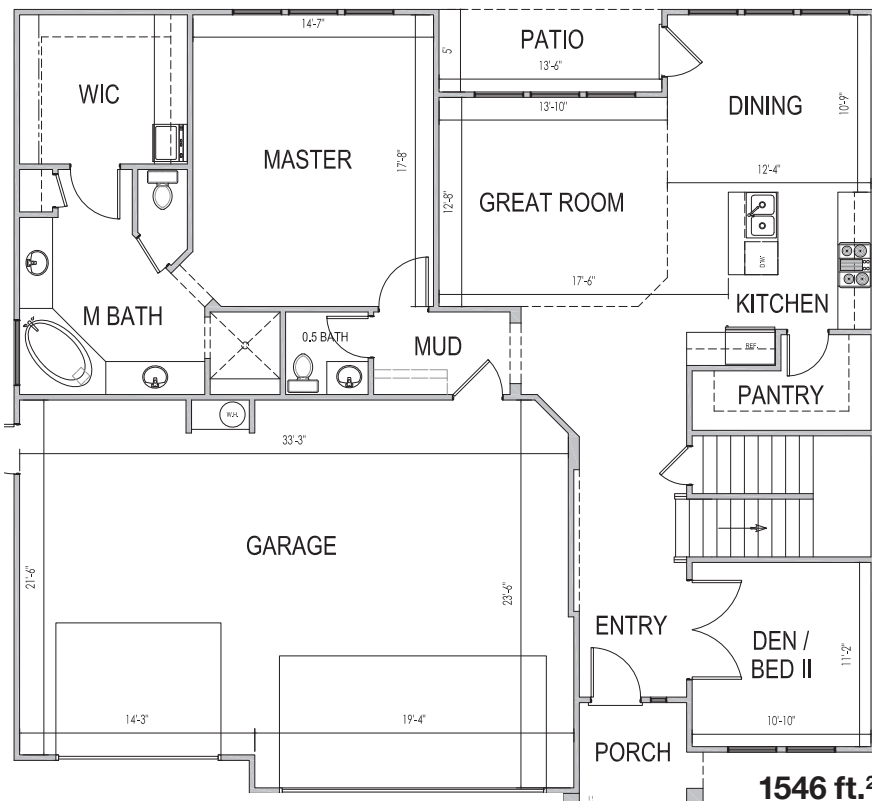
www.sshomes.info

4008 E. Ennberg Way
St. George, UT 84790

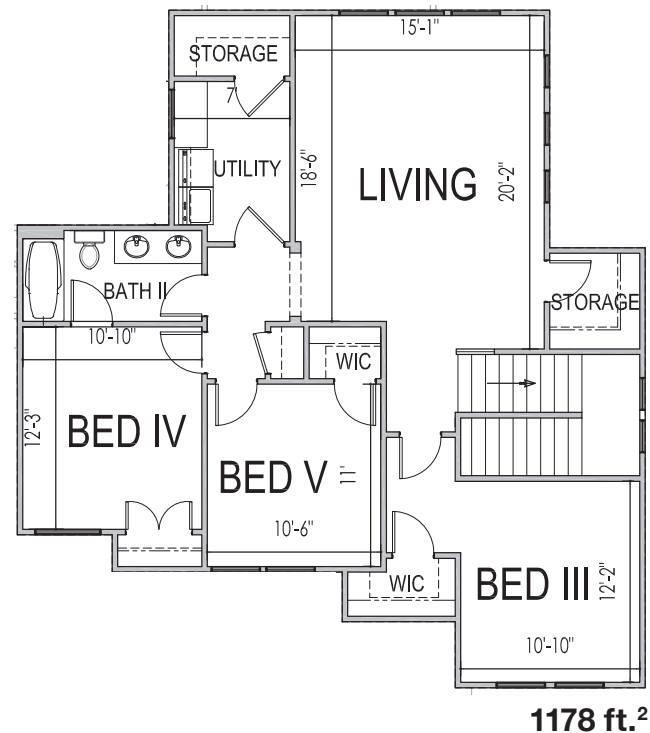


48'x52'

2,724 ft.²



1546 ft.²



1178 ft.²

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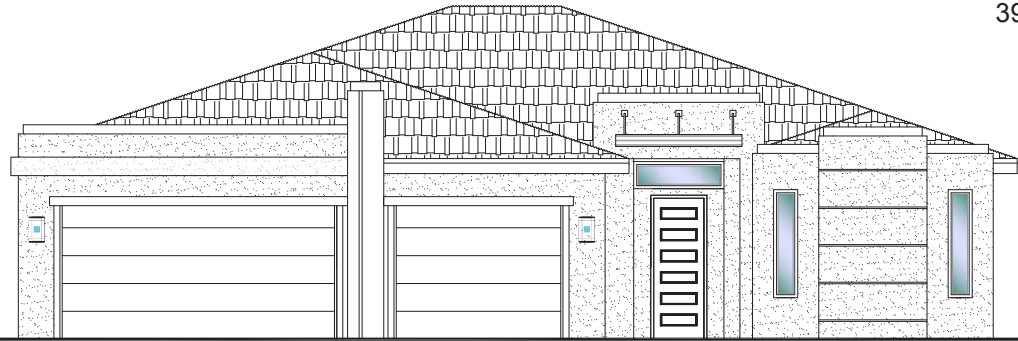
#216 - FOR SALE*

3 Bed+Full Casita | 3 Bath | 3 Car Garage

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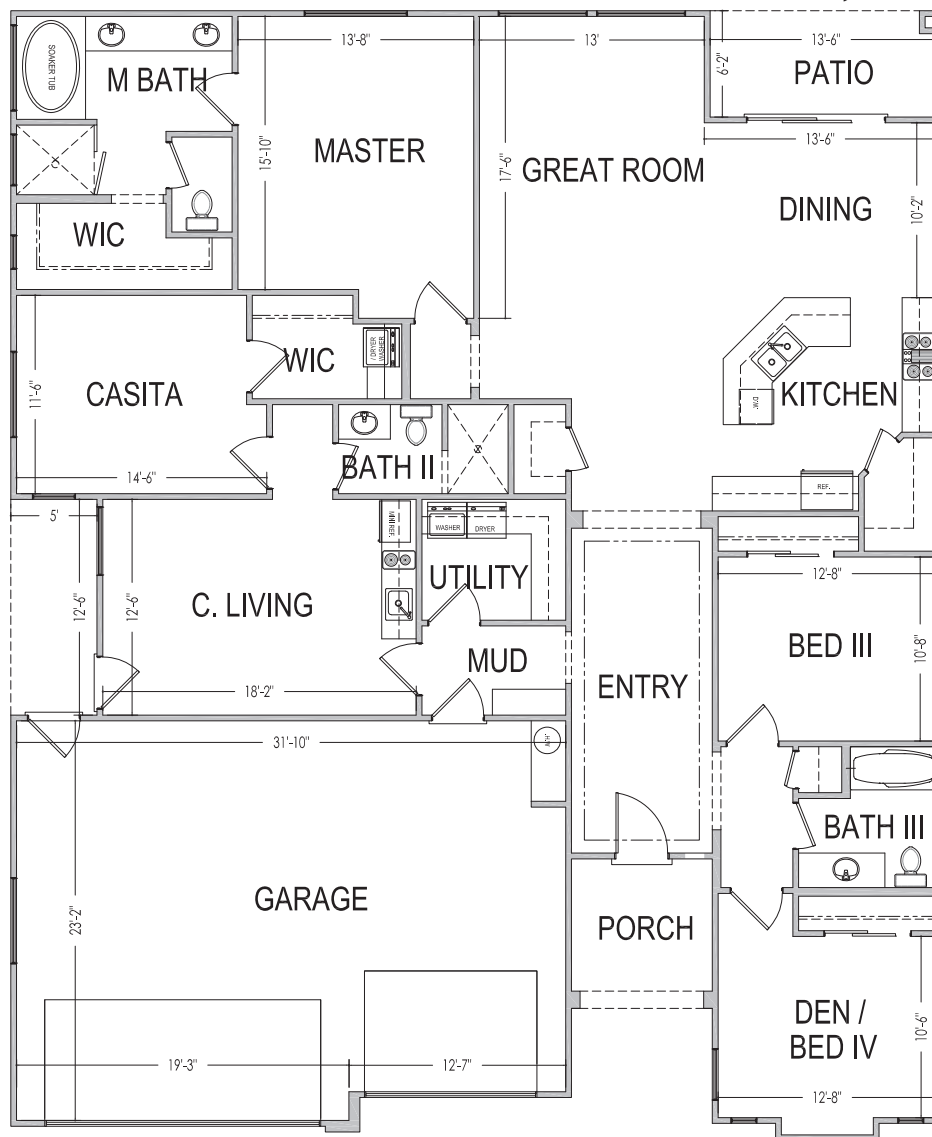
www.sshomes.info

3990 E. Enninberg Way
St George, UT 84790



54'x65'

2,459 ft.²



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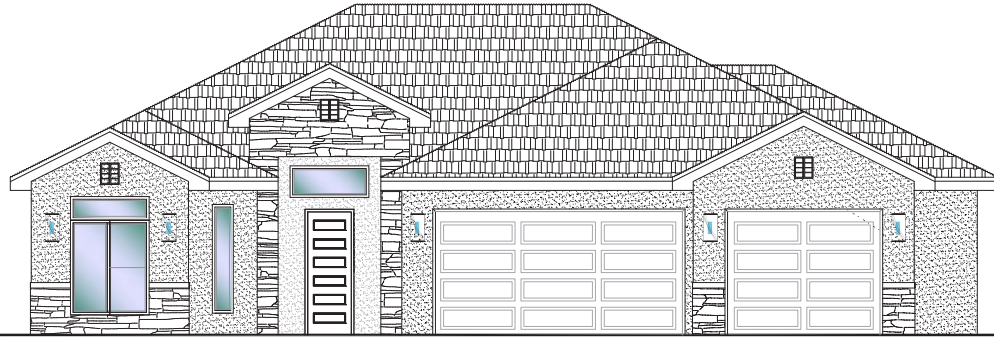
#219 - FOR SALE*

3 Bed+Full Casita | 3 Bath | 3 Car Garage

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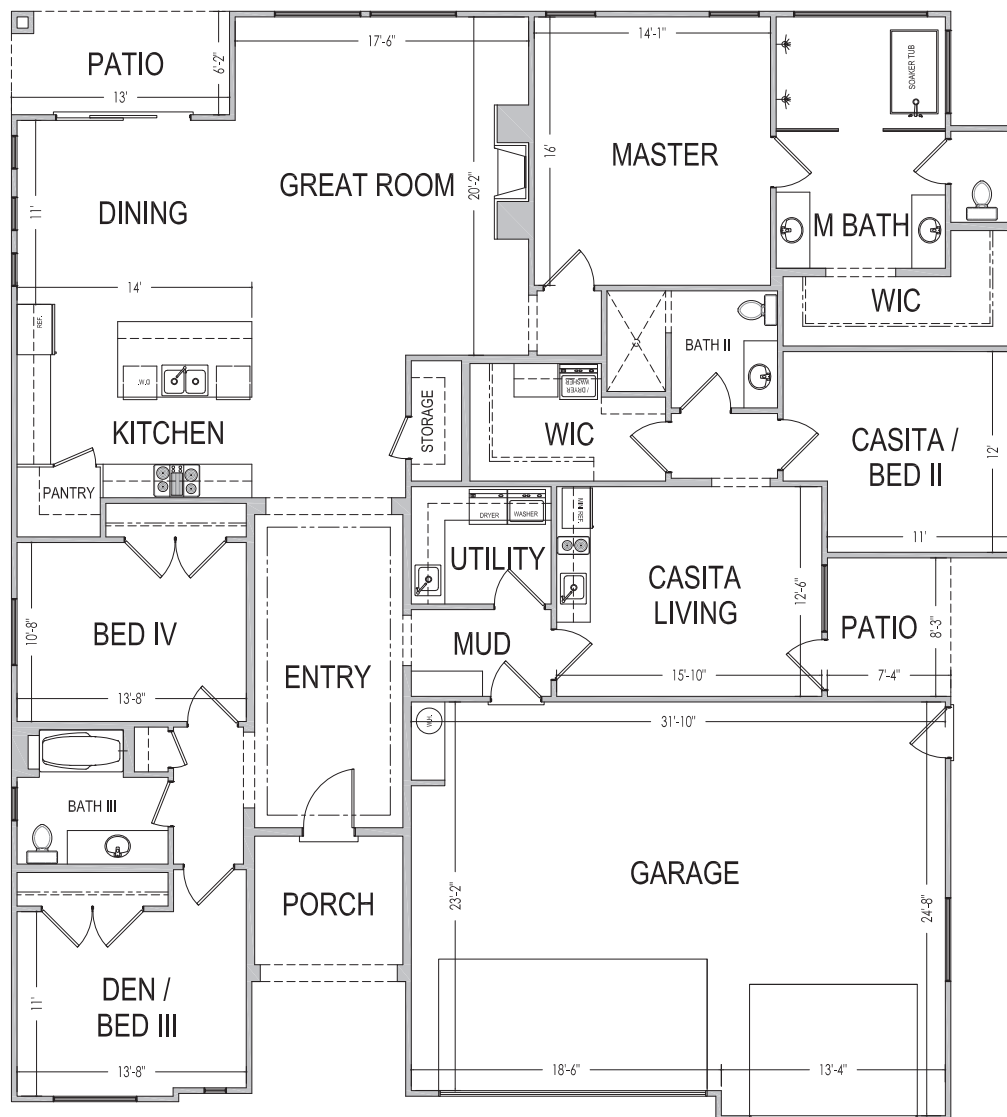
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6071 S. Half Dome Dr.
St. George, UT 84790



60'x66'

2,680 ft.²



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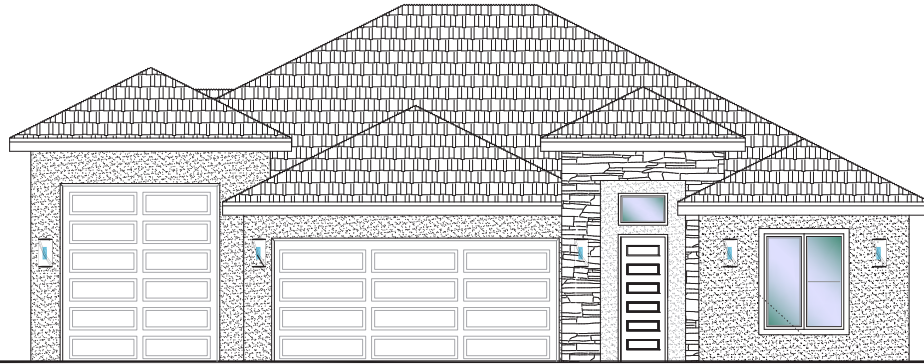
#318 - FOR SALE*

4 Bed | 3 Bath | 3 Car-RV Garage

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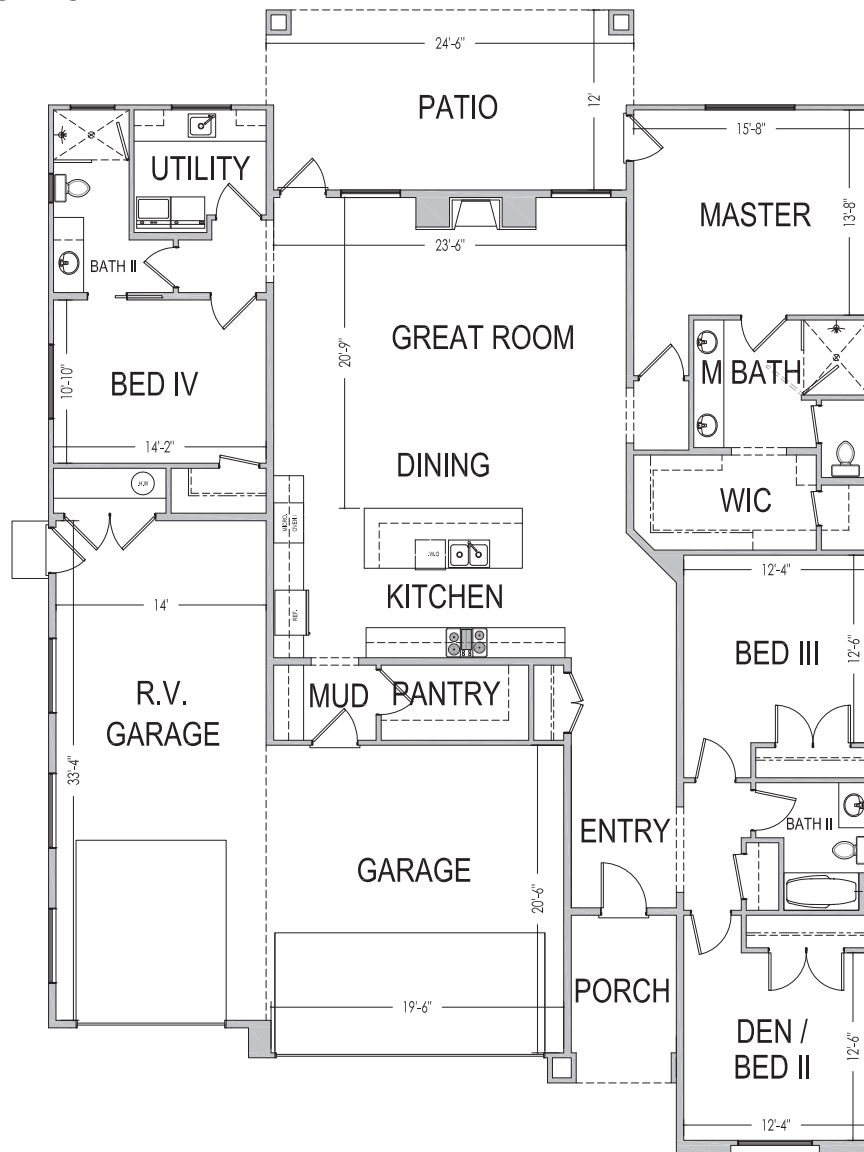
www.sshomes.info

6067 S. Bunda Way
St George, UT 84790



55'x76'

2414 ft.²



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HOA MONTHLY DUES

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HOA Includes:

Landscape Maintenance of Common Areas

Liability Insurance

Administration / Management

Monthly Total..... \$30.00

*This list includes some but not all items covered by your HOA dues.

Payable to:

Desert Cliffs HOA

201 E St George Boulevard

St. George, UT 84770

(435) 628-3950



At the time of purchase (one-time fee):

New Buyer Administration Fee..... \$50

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