

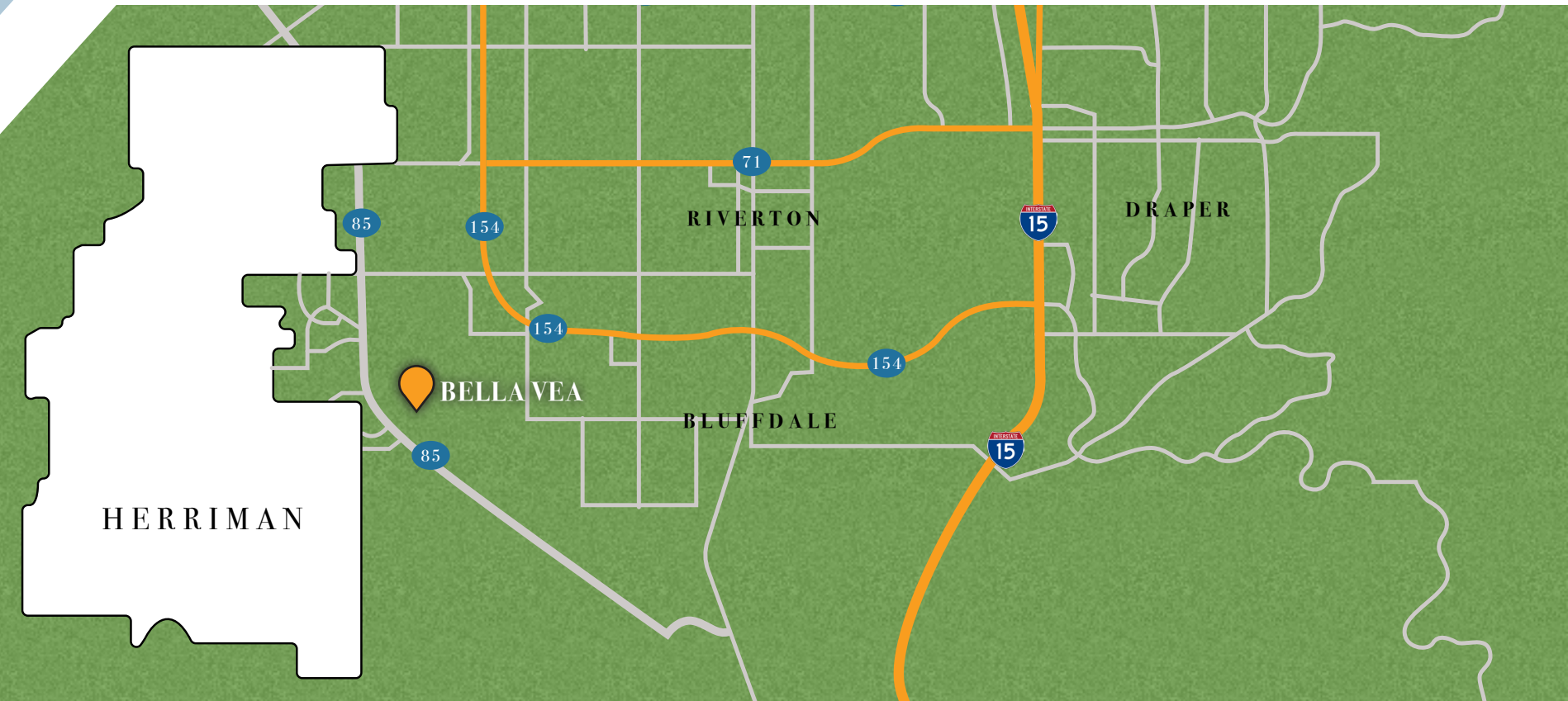


**B E L L A V E A**  
L U X U R Y T O W N H O M E S

1 4 2 6 9 S B E L L A V E A D R | H E R R I M A N , U T A H

# Building in Utah

Utah is one of the fastest growing states in the nation. People are moving to the area to fill the many jobs that are coming to The Salt Lake Valley. This combined with low inventory makes it difficult for buyers to find the perfect home for them. The Bella Vea Luxury Townhomes are the perfect place for new families looking for their first home, retirees looking to downsize and reduce home maintenance, or the tech mogul looking for a low maintenance place with easy access to the Silicon Slopes. Whatever your situation, we are confident that you will be impressed with the Luxury Finishes we include Standard in our Herriman Townhome community, a city that is dedicated to establishing roots, creating opportunity, protecting diversity, and promoting economic development.



# Herriman, UT

Bella Vea Townhomes provide easy access to major highways, hiking trails, and incredible views of the Wasatch Mountains. The Community is also within minutes of the new “Mountain View Village,” a mixed use outdoor mall, complete with shopping, restaurants, hotels, and a Luxury Theater.





## Bella Ve a Features

Bella Ve a is not your typical Townhome Community. We provide different floor plan options to ensure the home will work for many years to come. Our in-house designer will assist in choosing interior options from a large selection of products that won't be found standard with other builders. Units include stainless steel appliances, hardwood floors, large windows for natural light, custom cabinets, vaulted ceilings, semi private backyards, tiled tubs and showers, and fireplaces to name a few Standard Features. Bella Ve a will have a private community feel with its elaborate community entrances and a precast stone wall along the perimeter of the community. We top it all off with incredible views, clubhouse, pool, hot tub, and plenty of walking space.



BELLA VEA DRIVE

ROSECREST RD

Pool  
Clubhouse  
2,704-sq-ft

- VENICE (RAMBLER - 2,624 SQ FT)
- TUSCANY (TWO-STORY - 2,471 SQ FT)
- MODEL HOMES
- HOMES AVAILABLE FEB. 2018

# THE VENICE

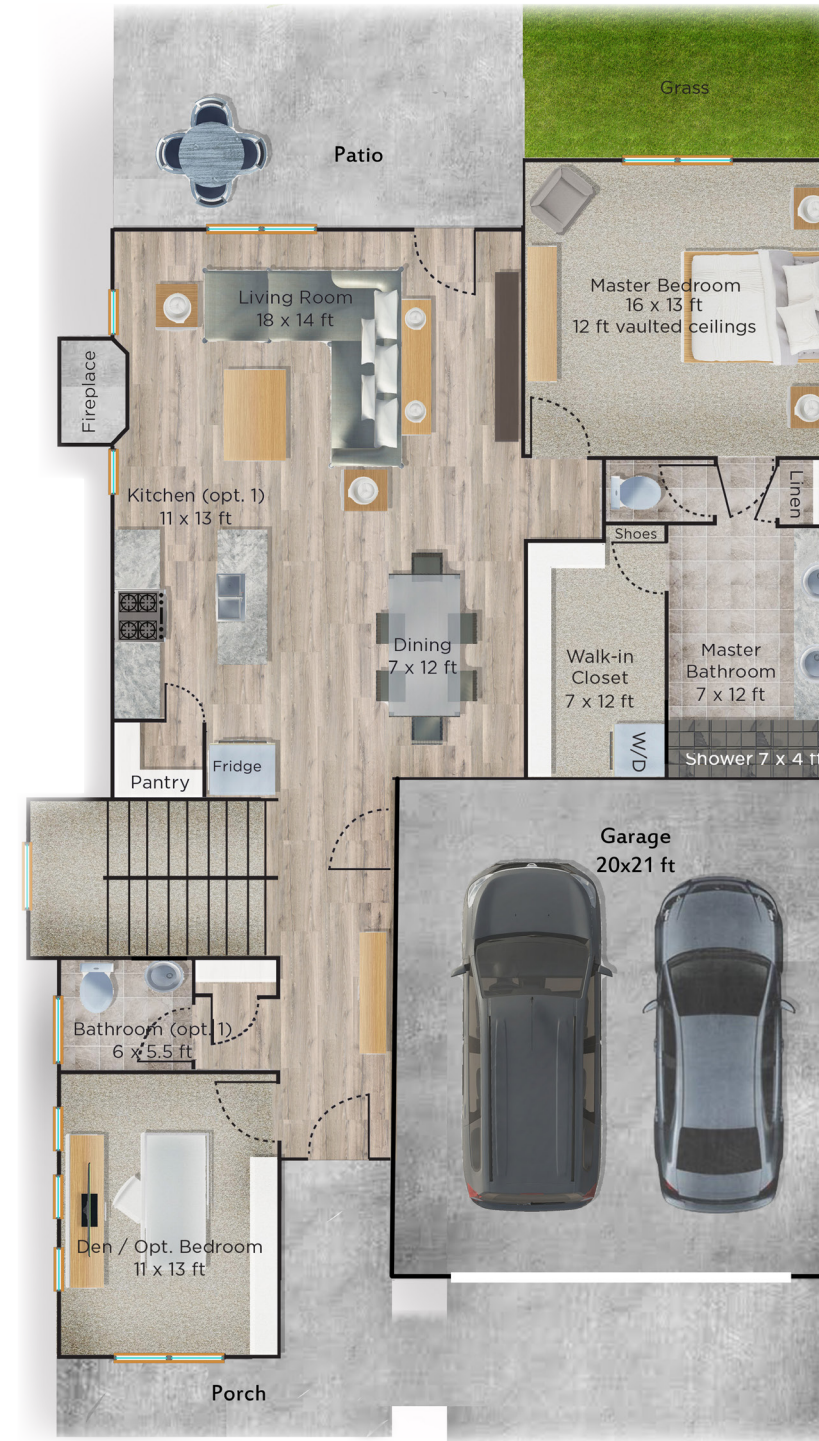
## R A M B L E R

THREE BEDROOMS  
 THREE BATHROOMS  
 TWO LAUNDRY ROOMS  
 TWO FAMILY ROOMS  
 DEN / OFFICE  
 FIREPLACE  
 COVERED PORCH  
 BACK PATIO WITH LAWN  
 TWO CAR GARAGE

## S Q U A R E F O O T A G E

MAIN	1,313
BASEMENT	1,313
TOTAL	2,626

### ALTERNATIVE OPTIONS OFFERED



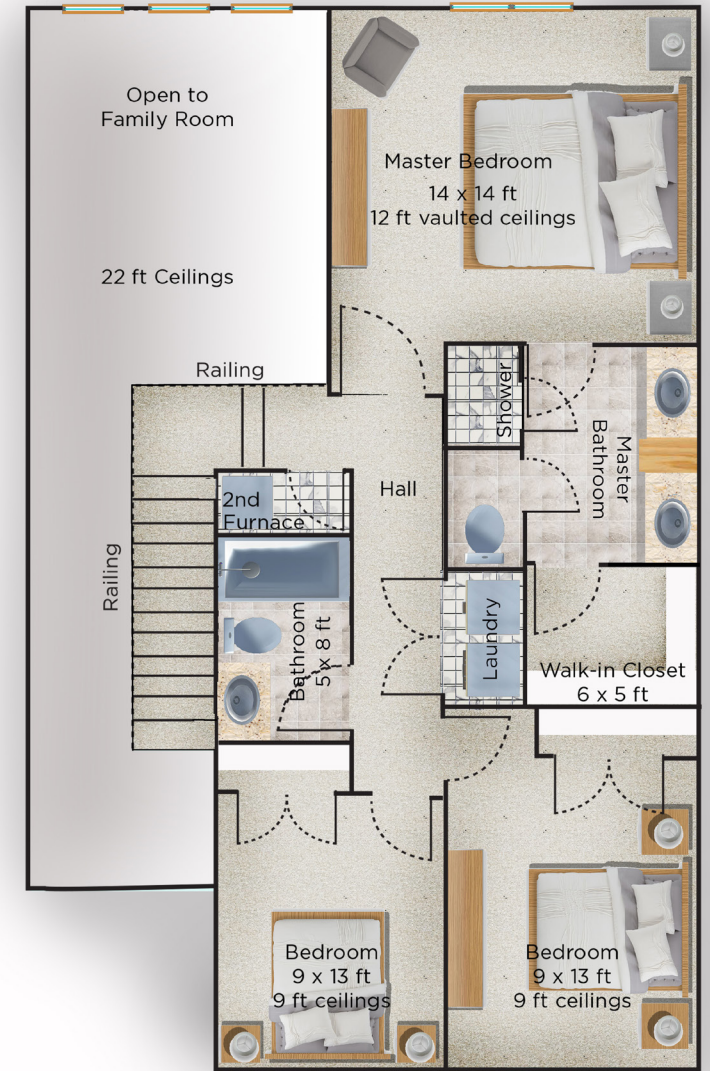
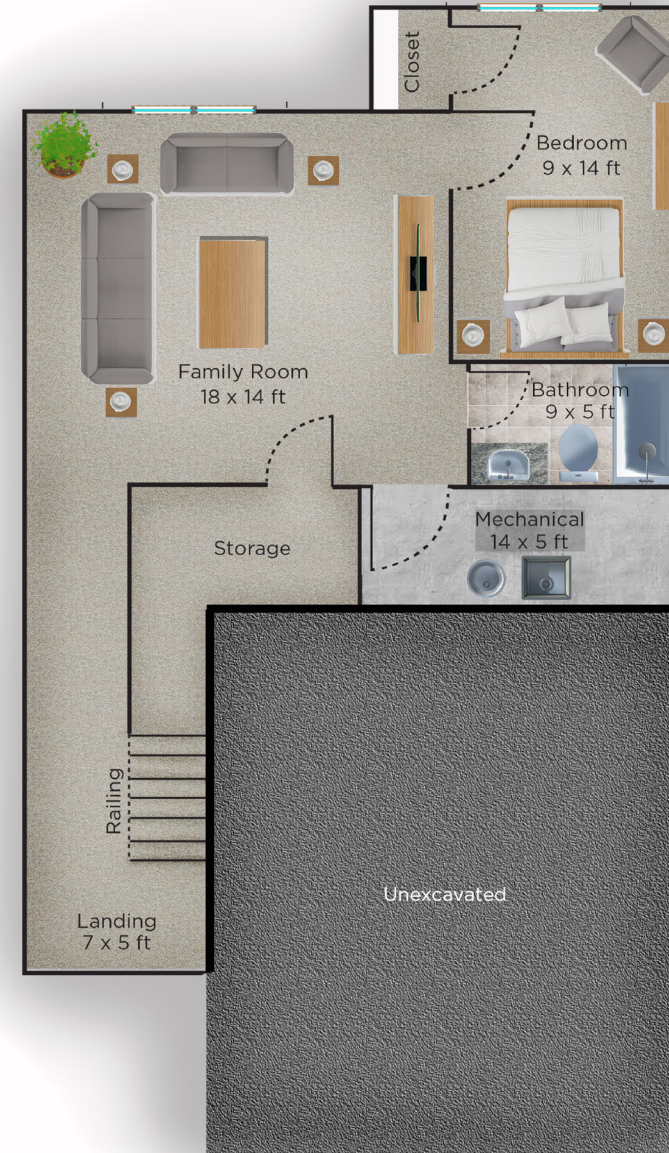
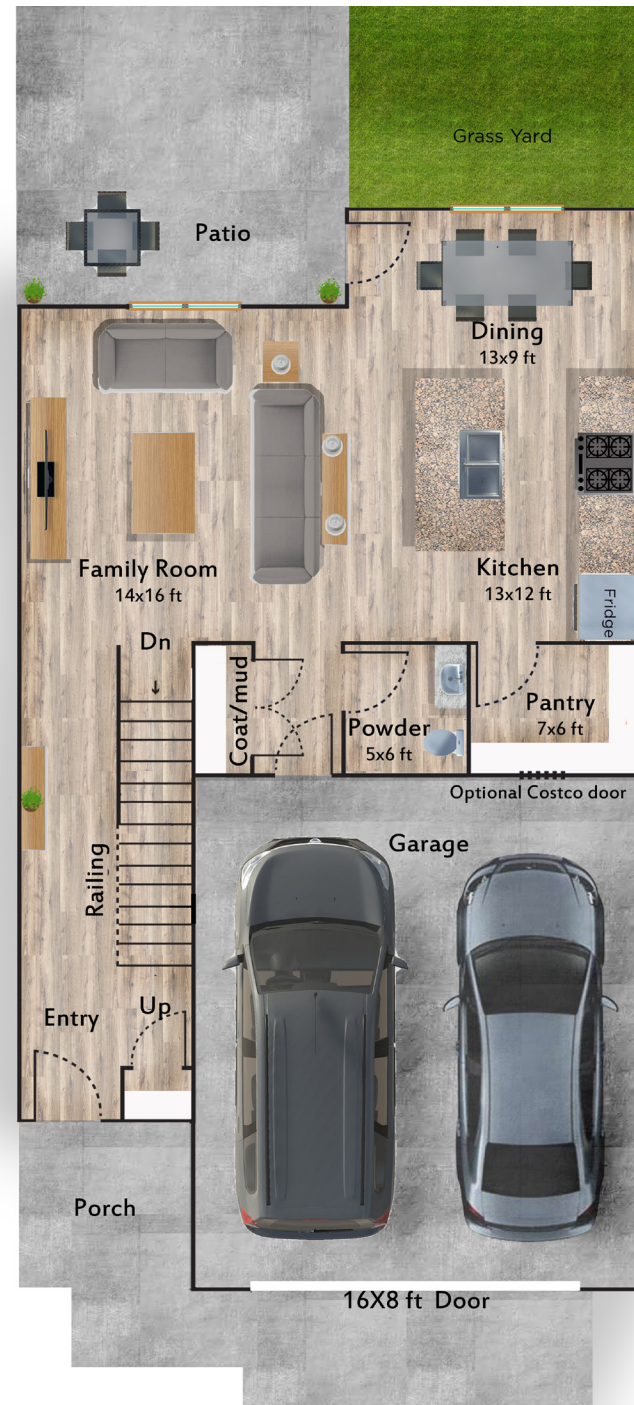
# THE TUSCANY

TWO-STORY

FOUR BEDROOMS  
 FOUR BATHROOMS  
 LAUNDRY ROOM  
 TWO FAMILY ROOMS  
 LARGE PANTRY  
 TWO FURNACES / AC  
 BACK PATIO WITH LAWN  
 TWO CAR GARAGE

## SQUARE FOOTAGE

MAIN	777
UPPER	900
BASEMENT	794
<b>TOTAL</b>	<b>2,471</b>





## Highly Recommended

*“The 2-Story has a spectacular open Great Room and you get a lot of bang for your buck in the Rambler! We have lived in the area for almost 8 years, we love the mountain views and the easy access to the airport.”*

ALAN H.  
Herriman Resident

*“It is amazing what you will get for the price - High end beautiful TownHomes.”*

GRETCHEN F.  
Realtor, Owner of a HardRock Home



Our Preferred Lenders

**CITY**  **CREEK**  
MORTGAGE.COM

Hi, I'm Mortgage Mike and this is my wife Tobi Roberts. You may have seen us on billboards along I-15. What you may not know is that we are high school sweethearts that started City Creek Mortgage together in 1998.

Together, we've been helping Utah families with the largest financial decision in life. When buying your next home, we hope to earn your business and welcome you to the City Creek family.

All our best,

*- Mike & Tobi Roberts*

CEO & CMO

 BELLAVEATOWNHOMES.COM





## About the Builders



Bella Vea is being built by HardRock Homes, a trusted custom homebuilder in Utah. With our full service team of dedicated, caring professionals, we specialize in building quality homes designed to meet each client’s needs and expectations. HardRock has always operated on the idea that “Upgrades Come Standard” when you build with us. We have been building luxury custom homes for 15 years throughout the Salt Lake Valley. Now we are bringing our high quality team and product to Herriman, to deliver a Luxury Townhome Community that is sure to impress.



For more information  
CALL OR TEXT CANDICE & NATE  
**801-508-4025**

