

# NORTH POINT - BRIGHAM CITY (TOWNHOMES)

48 W 925 N  
BRIGHAM CITY, UT

435-253-7355

## AMENITIES

- Half a mile from Davis Park and Playground
- 5 minutes from Brigham City pickleball courts
- 3 minutes from Easter Falls Trailhead
- 5 minutes away from public schools
- 7 minutes from Mayor's Point (community fishing)
- 8 minutes from Eagle Mountain Golf Course
- Less than an hour from Downtown Salt Lake City

## HOA INFORMATION

.5% Reinvestment fee | \$150/month

### FCS Community Management

northpointtownhomes@hoaliving.com

## PUBLIC SCHOOLS

**DISCOVERY ELEMENTARY SCHOOL (K-5)**

**ADELE C. YOUNG MIDDLE SCHOOL (8-9)**

**BOX ELDER MIDDLE SCHOOL (8-9)**

**BOX ELDER HIGH SCHOOL (10-12)**

## NEARBY PLACES

### United States Postal Service (1.4mi)

16 S 100 W, Brigham City, UT 84302

800-275-8777

### Brigham City Recreation Offices (1.5mi)

203 N 600 W, Brigham City, UT 84302

435-734-6610

### Brigham City Public Library (1.3mi)

26 E Forest St, Brigham City, UT 84302

435-723-5850

## UTILITIES

### GAS

Dominion Energy

800-323-5517

### PHONE/INTERNET

Comcast

800-945-2288

Century Link

800-871-9244

Lumen

844-434-0323

Utopia

801-613-3880

### CITY UTILITIES

(Water, garbage, sewer, power)

Brigham City - <https://www.bcutah.org/utility-information.htm>

435-734-6639



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## COMMUNITY FEATURES

### STUNNING INTERIORS

- 9' Ceilings on Main Floor
- Stain Resistant Carpet with High-Quality 8 lb. Padding
- Beautiful Level 1 LVP Flooring
- Designer-Selected Level 1 Lighting Fixtures
- Disc Lights in Great Room
- Wholly Smooth Drywall Finish
- One-Tone Paint in Standard Living Areas
- All Closets Include a Single Rod with a Painted Wood Particle Board Shelf
- Smoke and Carbon Monoxide Detectors
- A/C Condenser Complete
- 95% Efficient Single Stage Furnace
- 40 Gallon Water Heater

### TIMELESS EXTERIORS

- Traditional Base Elevation with Stone Front and Stucco Sides/Trim (Varies Per Plan)
- Low-Emissivity White Windows
- Spacious Two Car Garage and 18' Wide Driveway
- Keyless Entry to Garage
- 8' Tall Garage Doors with Two Openers
- 30 Year Architectural Style Asphalt Shingle Roof
- Taped Garage with Three Electrical Outlets and Lighting
- 1 Freezeless Hose Bib
- Concrete Backyard Patio as Per Plan
- 6' Wide Sliding Patio Door (Per Plan)

### PRESTIGIOUS KITCHEN

- Adult Height Countertops for Comfort and Convenience
- White Cabinets
- Quartz Countertops
- Plenty of Cabinet and Pantry Storage
- Generous Counter Space and a Large Island
- Quality Stainless Steel Gas Range Stove, Microwave, Dishwasher, and Top-Mount Sink
- Long Lasting, Energy-Efficient LED Lights in Kitchen and Over Sink
- Water Line to Refrigerator

### LUXURIOUS BATHROOMS

- Beautiful Primary Bathroom Vanity with a Double Sink
- Tub/Shower Combo with Fiberglass Insert in Secondary Bathroom
- White Cabinets
- Quartz Countertop Vanities
- Tub/Shower Combo
- Elongated Toilets in All Bathrooms
- Convenient Adult Height Countertops

### QUALITY CONSTRUCTION

- Guaranteed One Year Builder Warranty
- Constructed with Visionary Homes' reputable "Tight Fit Method," helps reduce your monthly utility bill and ensures a weatherproof, long-lasting home

### SMART HOME AUTOMATION

Ring Video Doorbell, EcoBee Smart Thermostat, Kwikset Smartcode Deadbolt, MyQ Smart Garage Door Opener.

