

# VINEYARD - PROVIDENCE

600 SOUTH 1000 EAST  
PROVIDENCE, UT

435-253-7458

## AMENITIES

- Clubhouse
- Pool
- Common area
- Trails
- Minutes from restaurants and grocery stores
- 5 minutes from Providence Megaplex
- 6 minutes from Utah State University
- 10 minutes from downtown Logan
- 50 minutes to Beaver Mountain Ski area
- 1-hour drive to Bear Lake
- 1-hour drive from Salt Lake City
- Near world-class outdoor recreation areas

## HOA INFORMATION

One-time reinvestment fee of .5% | HOA assessments of \$37/month.

FCS Community Management  
[manager@hoaliving.com](mailto:manager@hoaliving.com)

## PUBLIC SCHOOLS

### PROVIDENCE ELEMENTARY (K-6)

91 E Center St, Providence, UT 84332

### SPRING CREEK MIDDLE SCHOOL (7-8)

350 W 100 N, Providence, UT 84332

### RIDGELINE HIGH SCHOOL (9-12)

180 N 300 W, Millville, UT 84326

## NEARBY PLACES

### US POST OFFICE (1.3 mi)

411 W 100 N Providence, UT 84332  
800-275-8777

### LOGAN COMMUNITY RECREATION CENTER (1.5 mi)

195 S 100 W Logan, UT 84321  
435-716-9250

## UTILITIES

### GAS

Dominion Energy  
800-323-5517

### ELECTRICAL

Rocky Mountain Power  
1-888-221-7070

### PHONE/INTERNET

Comcast  
800-945-2288

### CITY UTILITIES

(Water, garbage, storm water, and sewer services)

Providence, City Utility Billing Online signup - [providencecity.com/utility-set-up](http://providencecity.com/utility-set-up)

### GARBAGE AND RECYCLING

[providencecity.com](http://providencecity.com)



\*Visionary Homes reserves the right to change prices without notice. Approximate square footage and options shown in plan may not be included in base price.

SCAN FOR MORE INFO  
435.228.4702  
[visionaryhomes.com](http://visionaryhomes.com)



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## COMMUNITY FEATURES

### STUNNING INTERIORS

- Tall 8' Ceilings on Main Floor
- Level 1 Carpet with High-Quality 6 lb. Padding
- Beautiful Level 2 Laminate Flooring
- Designer-Selected Lighting Fixtures in Bathroom Vanities - Black or brushed Nickel Included
- Disc Lights throughout whole home
- Wholly Smooth Drywall Finish
- One-Tone Paint in Standard Living Areas
- All Closets Include a Single Rod with Double Painted Wood Shelves
- Smoke and Carbon Monoxide Detectors
- A/C Condenser Complete
- 95% Efficient Single Stage Furnace
- 50 Gallon Water Heater

### TIMELESS EXTERIORS

- Traditional Base Elevation with Stone Front and Stucco Sides/Trim
- 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
- Two Freezeless Hose Bibs
- Concrete Backyard Patio as Per Plan
- 6' Wide Sliding Patio Door
- Landscaping Included
- Front and Backyard Sod and Sprinkling System

### PRESTIGIOUS KITCHEN

- Adult Height Countertops for Comfort and Convenience
- Stunning Natural Oak, Cherry, or Knotty Alder Cabinets
- Level 1 Granite 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 Double Sink
- Primary Bathroom with Tub/Shower Combo, Americast Tub with Cultured Marble Surround
- Secondary Bathroom with Fiberglass Insert Tub/Shower
- Stunning Natural Oak, Cherry, or Knotty Alder Cabinets
- Level 1 Granite Countertop Vanities
- 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.
- CAT6 Foam Barrier Around Doors and Windows

### SMART HOME AUTOMATION

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



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