

# CARSON RIDGE - SALEM

1757 S 210 W  
SALEM, UT

801-921-5719

## AMENITIES

- Serene mountain views nearby to hiking and outdoor adventure
- Close proximity to many local parks and recreation complexes
- Minutes away from shopping, dining, and entertainment
- 5 minutes to Mt. Loafer Elementary School
- 6 minutes to Gladstan Golf Course
- 7 minutes to Valley View Middle School
- 7 minutes to Salem Elementary School
- 9 minutes to Salem Hills High School
- 8 minutes to Foothills Elementary School

## HOA INFORMATION

No HOA

## PUBLIC SCHOOLS

Mt. Loafer Elementary School  
1025 S 250 W, Salem, UT 84653  
801-423-2705

Valley View Middle School  
1044 E 340 S, Salem, UT 84653  
801-609-2795

Salem Junior High School  
598 N Main St., Salem, UT 84653  
801-423-6550

Salem Hills High School  
150 Skyhawk Blvd., Salem, UT 84653  
801-423-3200

## NEARBY PLACES

**US Post Office** (1.7 mi)  
134 E 200 N Salem, UT 84653  
800-275-8777

**Salem City Library** (1.5 mi)  
59 S Main St. Salem, UT 84653  
801-423-2622

**Salem City Office** (1.5 mi)  
30 W 100 S Salem, UT 84653  
801-423-2770

## UTILITIES

**GAS**  
Dominion Energy  
800-323-5517

**ELECTRICAL**  
Salem City Power  
801-423-2770

**PHONE/INTERNET**  
Comcast  
800-945-2288

**CITY UTILITIES**  
(Water, garbage, stormwater, and sewer services)  
Salem City Utility Billing Online signup - [salemcity.org/utility-setup](http://salemcity.org/utility-setup)

**GARBAGE AND RECYCLING**  
Salem City Public Works 30 W 100 S, Salem, UT 84653  
801-423-2770



*\*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.*

435.228.4702  
[visionaryhomes.com](http://visionaryhomes.com)

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## COMMUNITY FEATURES

### STUNNING INTERIORS

- Large Windows for lots of Natural Light
- Open Concept Layouts
- Tall 9' Ceilings on Main Floor
- Large Baseboards & Door Casings
- Wholly Smooth Drywall Finish
- Level 2 Carpet with 8 lb Pad
- Level 2 Laminate Wood Flooring
- Choice of Lighting Fixtures
- One-Tone Paint in Standard Living Area
- Multiple Choices for Interior Door Style
- Split Shelving in Bedroom Closets
- Mudroom Bench with Hooks
- Smoke and Carbon Monoxide Detectors
- Central Air Conditioning
- 95% Efficiency Single Stage Furnace
- 50 Gallon Water Heater

### TIMELESS EXTERIORS

- Traditional Base Elevation with Stone Front and Stucco Sides/Trim. Craftsman and Farmhouse elevation styles available for upgrade
- Low-Emissivity White Windows
- Spacious Two Car Garage and 18' Wide Driveway
- Keyless Entry to Garage
- Convenient Exterior Door in Garage
- 8' Tall Garage Doors with Two Openers
- 30 Year Architectural Style Asphalt Shingle Roof
- Taped Garage with Three Electrical Outlets, Lighting, and a 4'x4' Window
- Two Freezeless Hose Bibs
- Concrete Backyard Patio as Per Plan

### PRESTIGIOUS KITCHEN

- Adult Height Countertops for Comfort and Convenience
- Stunning Level 3 Painted Cabinets
- Granite Countertops (Level 2)
- Contemporary Subway Tile Backsplash
- Plenty of Cabinet and Pantry Storage
- Generous Counter Space and a Large Island
- Quality Stainless Steel Gas Range Stove, Microwave, Dishwasher, and Under-Mount Sink
- Long Lasting, Energy-Efficient LED Lights in Kitchen and Over Sink
- Water Line to Refrigerator

### LUXURIOUS BATHROOMS

- Large Double Sink Vanity in Primary Bathroom
- Stunning Level 3 Painted Cabinets
- Granite Countertops (Level 2)
- Level 2 Field Tile in All Bathrooms
- Primary Bath: Separate Shower and Americast Tub with Cultured Marble Surround
- Secondary Baths: Tub/Shower Combo with Cultured Marble
- Elongated Toilets in All Bathrooms
- Convenient Adult Height Countertops
- All Home Disc Lights Package Included in Primary Bathroom
- Level 1 Chrome Fixtures

### 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 Thermostat, Kwikset Smartcode Deadbolt, MyQ Smart Garage Door



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