

# ARCHIBALD ESTATES - TREMONTON (TOWNHOMES)

913 W 1000 N  
TREMONTON, UT

435-246-4785

## AMENITIES

- Common Area and Playground
- 1 minute from Bear River High School
- 2 minutes from Jeanie Stevens Park
- 5 minutes from Garland Elementary
- 5 minutes from Tremonton Farmer's markets
- 5 minutes from Skyway Golf Course
- 5 minutes from restaurants and grocery
- 1.5 Hour drive to Salt Lake City

## HOA INFORMATION

Amenities: Common Area, Playground  
One-time reinvestment fee of 1/2 of 1% and HOA assessments of \$122/month.

FCS Community Management  
435-627-1776  
archibaldestatestownhomes@hoaliving.com

## PUBLIC SCHOOLS

### NORTH PARK ELEMENTARY SCHOOL

50 E 7th N  
Tremonton, UT 84337  
435-257-2580

### BEAR RIVER MIDDLE SCHOOL

300 E 1500 S  
Tremonton, UT 84337  
435-257-2540

### BEAR RIVER HIGH SCHOOL

1450 S Main Street  
Garland, UT 84312  
435-257-2500

## NEARBY PLACES

### US POST OFFICE (2.0 miles)

111 S Tremonton St  
Tremonton, UT 84337  
800-275-8777

### BOX ELDER FAIRGROUND (.8 miles)

320 N 1000 W  
Tremonton, UT 84337  
435-695-2551

## UTILITIES

### Gas

Dominion Energy  
800-323-5517

### Electrical

Rocky Mountain Power  
1-888-221-7070

### Phone/Internet

Comcast  
800-945-2288  
Utopia Fiber  
801-781-5086

### City Utilities (water, garbage, stormwater, and sewer services)

Tremonton, City utility Billing  
Online signup - tremontonciry.org

### Garbage and Recycling

Econo Waste  
econowasteut.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
- Wholly Smooth Drywall Finish
- Level 1 Carpet with 8 lb Pad
- Level 1 LVP Flooring
- One-Tone Paint in Standard Living Area
- Single Rod with Painted Wood Shelf in Closets
- Smoke and Carbon Monoxide Detectors
- Central Air Conditioning
- 95% Efficient Single Stage Furnace
- 40 Gallon Water Heater

### TIMELESS EXTERIORS

- Multiple Styles of Exterior Elevations & Finishes
- Traditional/A Base Elevation
- Vinyl Exterior for Traditional/A Elevation
- 8' Tall Garage Doors with Opener
- 18' Wide Driveway
- Architectural Asphalt Shingle Roof
- 2-Car Garage
- Taped Garage with 3 Electrical Outlets and Lighting (2: 110V, 1: 220v)
- 1 Freezeless Hose Bib in Garage
- Functional 10'x10' Concrete Backyard Patio (Per Plan)
- 6' Wide Sliding Patio Door (Per Plan)

### PRESTIGIOUS KITCHEN

- Level 1 Kitchen Cabinets
- Large Pantry (Per Plan)
- Long-Lasting Quartz Countertops
- Kitchen Island (Per Plan) with Quartz Countertop
- Gas Range Stove
- Microwave
- Dishwasher
- Stainless Steel Undermount Sink
- LED Lights in Kitchen & Over Sink

### BATH

- Owner's Bathroom Vanity with Double Sinks
- Tub/Shower Combo with Fiberglass Insert in Secondary Bathroom
- Level 1 Cabinets in Owner's and Secondary Bathrooms
- Quartz Countertops in Owner's and Secondary Bathrooms
- Level 1 Tub/Shower in Owner's and Secondary Bathrooms
- Flat Wall Mounted Vanity Mirror

### HOME AUTOMATION

- Ring Video Doorbell
- EcoBee Smart Thermostat
- Kwikset Smartcode Deadbolt
- Smart Garage Door Opener

### ALSO INCLUDED

- 1 Year Builder Warranty

