Elmwood Estates is a new home community centrally located in the Northwest Denver innovation corridor. Artfully inspired by the close-knit, family-first great American neighborhoods of the 1950s, Elmwood is a place where the kids can play ball in the backyard, bike on the streets and walk to school, while the adults enjoy the very finest luxury finishes and modern details that only comes standard with Delwest.

New Homes

Elmwood Estates

CLASSIC HOMES FOR MODERN FAMILIES

7840 NORTH PECOS STREET
DENVER COLORADO 80221

PRIME, PARKSIDE LOCATION

720-366-6050

MARIA@UPTOWNMG.COM

DiscoverElmwood.com

UPTOWN REALTY GROUP

DELWEST
Building Community
FEATURES

- Luxury kitchen with large island, premium cabinetry and granite countertops
- Stainless steel appliance package (including refrigerator & gas range top)
- High-end design features including 100% waterproof LVP flooring
- High-efficiency furnace and AC with Ecobee thermostat
- Green upgrades including R-22 insulation, low VOC paint and formaldehyde-free framing
- Cedar privacy fencing
- Front and backyards with low-maintenance landscaping
- Professionally installed sprinkler system with Rachio WiFi Smart Sprinkler Controller
Lucy

**ELEVATION A**

**ELEVATION B**

**Square Feet:** 1,950

**Bedrooms:** 4

**Bathrooms:** 2.5

**Garage Stalls:** 2

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**ELMWOOD Estates**

**UPTOWN REALTY GROUP**

Delwest Building Community
THE VERY BEST OF COLORADO LIVING

ELMWOOD
Estates
# Amenities | Standard

<table>
<thead>
<tr>
<th>Dal Tile Granite Countertops</th>
<th>Dal Tile Bath Floor Tile</th>
<th>Dal Tile Bath Wall Tile</th>
<th>Dal Rittenhouse Kitchen Backsplash</th>
<th>Benton Birch Cabinets With Soft Close Kitchen</th>
</tr>
</thead>
<tbody>
<tr>
<td>Perla Tau</td>
<td>Gray</td>
<td>White</td>
<td>Arctic White</td>
<td></td>
</tr>
<tr>
<td>High-efficiency Furnace &amp; AC</td>
<td>Groundworks Plus Carpet</td>
<td>Ecobee Thermostat</td>
<td>Armstrong 100% Luxury Vinyl Flooring</td>
<td>Baseboards Stainless Steel Appliances</td>
</tr>
<tr>
<td>Choose between Field Slate or Almond</td>
<td></td>
<td></td>
<td>Choose between Indigo Dust or Bearskin Brown</td>
<td></td>
</tr>
</tbody>
</table>

| USB Ports | Cedar Privacy Fence | Front & Back Landscaping | Rachio Wifi Smart Sprinkler Controller Full System | Back Patio |

# Amenities | Upgrades

<table>
<thead>
<tr>
<th>Della Terra Quartz Countertops</th>
<th>Benton Birch Cabinets</th>
<th>Dal Color Wave Kitchen Backsplash</th>
<th>Side Walkway</th>
<th>Glass Garage Door</th>
</tr>
</thead>
<tbody>
<tr>
<td>White Sand or Steel-N</td>
<td>Aristokraft White Soft Close All Cabinetry</td>
<td>Powder Puff or Ice White</td>
<td></td>
<td>Back Patio Side Desi Only</td>
</tr>
</tbody>
</table>