



# MERIDIAN RANCH

A GOLF & RECREATIONAL COMMUNITY



**\$40,000  
Flex Cash\***  
Total buyer credits  
over \$49,000

**13051 Monument Vista Drive**

**\$649,825**



**2,680  
Sq. Ft**



**5  
Bedrooms**



**3  
Bathrooms**



**3 Car  
Garage**



**Beautiful Craftsman ranch-style home with an open, inviting layout.** The gourmet kitchen shines with a 30" gas cooktop, double ovens, microwave, upgraded dishwasher, and a spacious breakfast bar. A charming dining nook with a box window and extended cabinetry opens to a 20' x 15' patio complete with an installed gas line—perfect for effortless outdoor grilling. The great room is anchored by a stunning gas fireplace with floor-to-ceiling stacked stone and a stained wood mantel. The main level features a serene primary suite with a large walk-in shower, plus a second bedroom and full bath. Downstairs, the finished basement offers 9' foundation walls, a rec room with wet bar, three additional bedrooms, and a full bath. Luxury vinyl plank flooring throughout the main living areas adds warmth, durability, and timeless elegance. The oversized 3-car garage offers plenty of space for longer vehicles, toys or tools. [Augusta Plan. #7536128](#)

*\*Limited time offer. Some restrictions apply. Buyer Credits total \$49,100 including \$40,000 flex cash. Ask for details and about incentive flexibility.*



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