

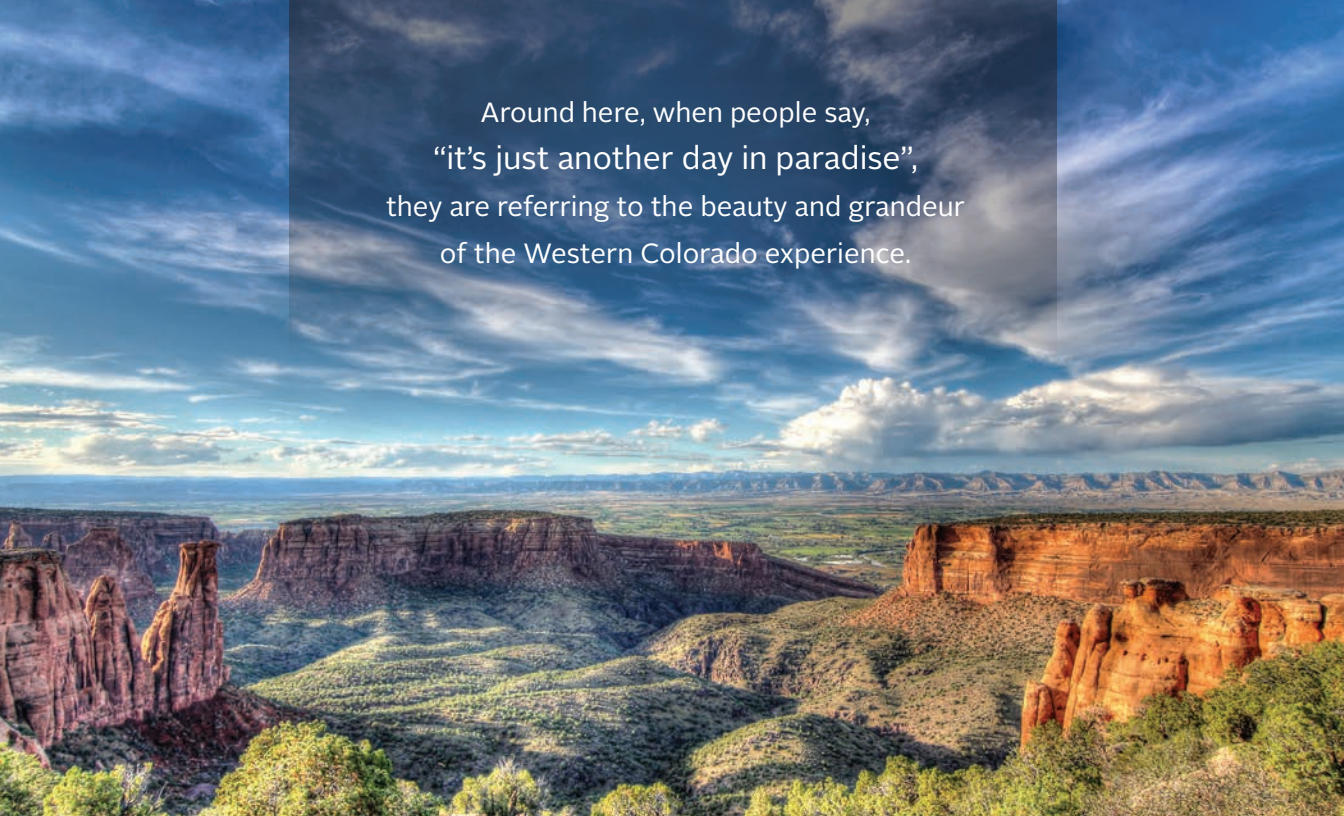


PALISADE LEGENDS

LIVE WHERE YOU LOVE... LOVE WHERE YOU LIVE.

A Modern Luxury Cottage Sized Housing Community

Around here, when people say,
“it’s just another day in paradise”,
they are referring to the beauty and grandeur
of the Western Colorado experience.



Imagine...

a place called home in a community designed for your life-style.



Nestled between the unassuming wine country surrounding the town of Palisade and the conveniences offered by the city of Grand Junction. Palisade Legends is uniquely situated, catering to those who love a peaceful rural setting while enjoying the benefits of the urban environment.



Community...

Palisade Legends brings a sense of community to it's residents.



Imagine a monthly local wine tasting in the club room, early morning sunrise yoga on the gazebo, a cooking class in the common kitchen, puppy playtime at the dog park, cooling off in the swimming pool after a bike ride on the River Front Trail or organizing a Pickleball tournament with your Palisade Legends friends.




PALISADE
LEGENDS



Colorado Riverfront Trail

Colorado River

Colorado River

Colorado River

Colorado River

Colorado River

Colorado River

Colorado River



PALISADE LEGENDS

Thirty-six contemporary cottage-sized homes are clustered in a park-like setting featuring an activity center, tot lot, pet park, basketball, multi-sport court and other recreational facilities connected by an internal trail system.



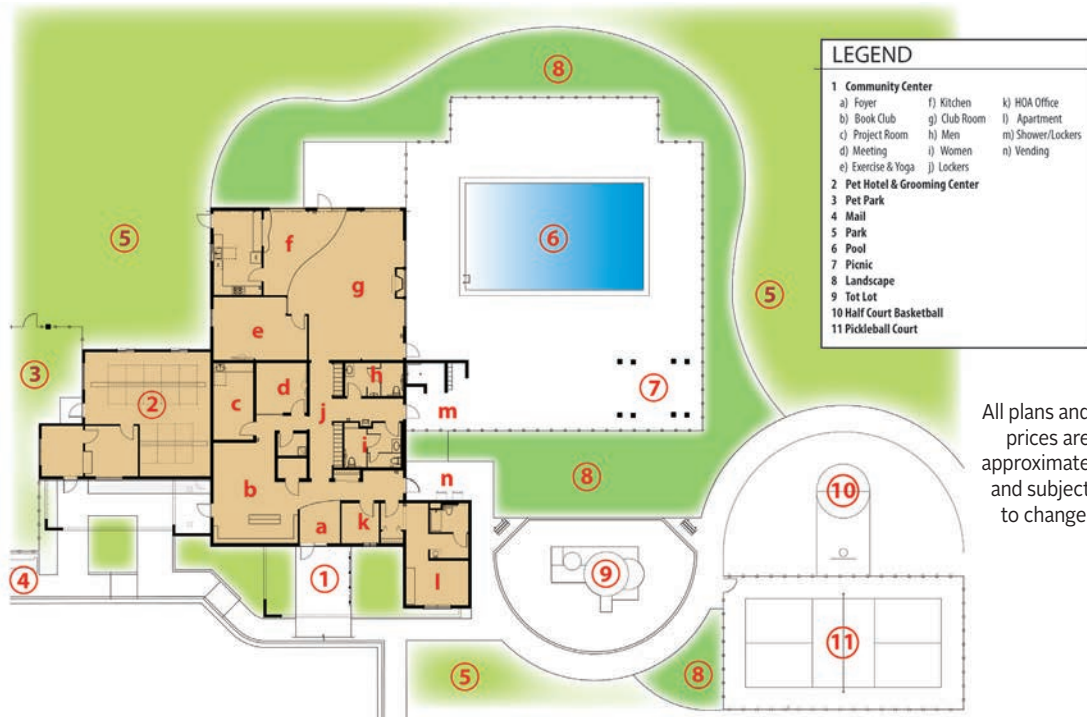
Activity Center



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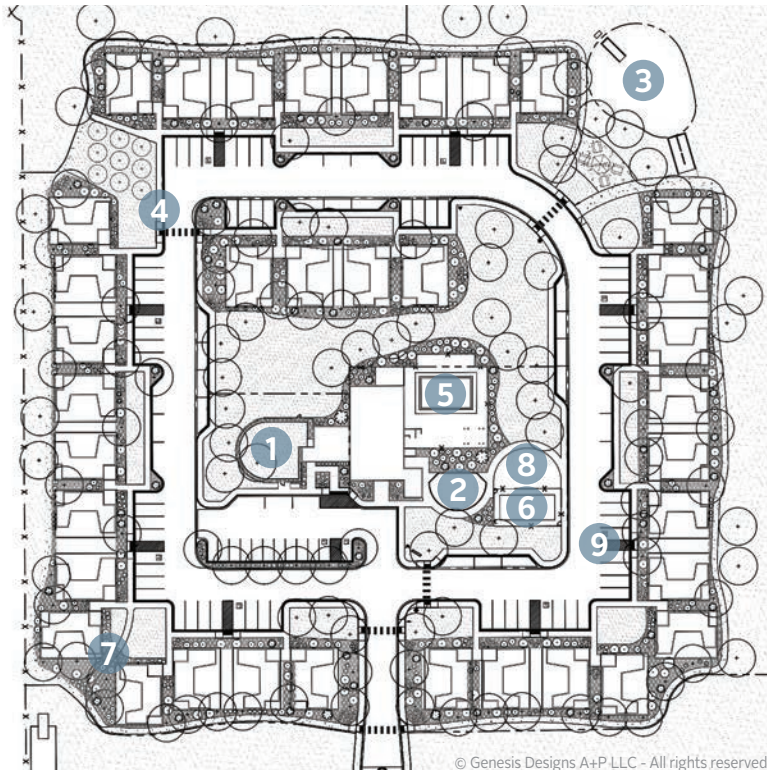


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All plans and prices are approximate and subject to change.





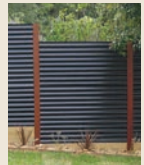
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Amenities

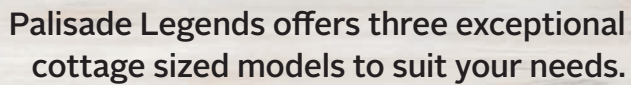
1. Pet Park
2. Tot Lot
3. Pond
4. Sidewalks
5. Community Pool
6. Multi-Sport Court
7. Paved Exercise Path
8. Half-court Basketball
9. Two Car Covered Parking and Storage



Landscaping



Fencing



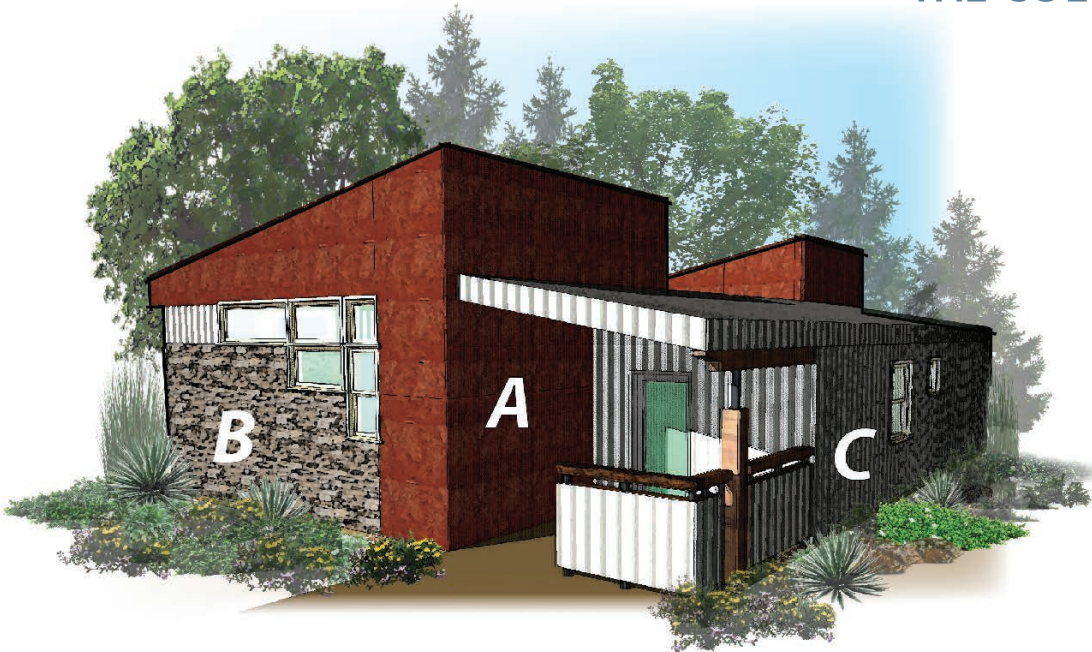
Homes...



Contemporary styling provides each model with an efficient open concept floor plan, vaulted ceilings, luxury finishes and an inviting outdoor living space. The homes are designed to meet or exceed Energy Star™ standards for energy efficiency.

The architecture blends a mountain resort aesthetic with the rugged sophistication of the Western Colorado lifestyle.

THE COLORADO



A



B



C



The Colorado 973 SQ. FT.

Two or Three Bedroom

Legend

1. Covered Porch
2. Entry
3. Dining / Kitchen
4. Living
5. Bedroom
6. Bath / Laundry
7. Master Bath
8. Covered Patio



THE GRAND



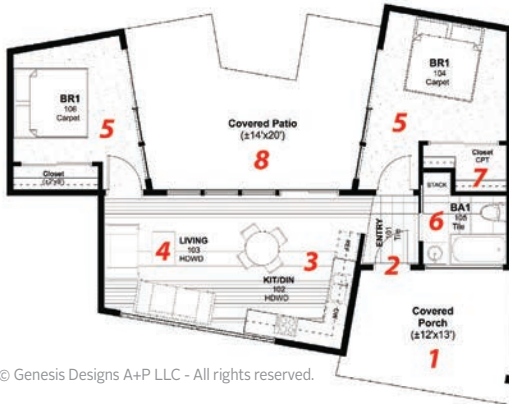


The Grand

755 SQ. FT.
Two Bedroom

Legend

1. Covered Porch
2. Entry
3. Dining / Kitchen
4. Living
5. Bedroom
6. Bath / Laundry
7. Walk-In Closet
8. Covered Patio



THE GUNNISON



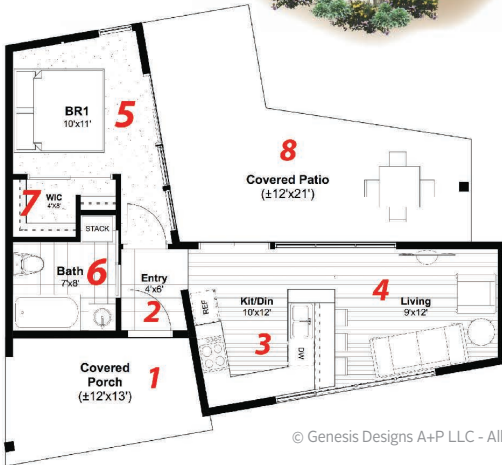


The Gunnison

525 SQ. FT.
One Bedroom

Legend

1. Covered Porch
2. Entry
3. Dining / Kitchen
4. Living
5. Bedroom
6. Bath / Laundry
7. Walk-In Closet
8. Covered Patio



Welcome Home



Nathalie Ames
www.PalisadeLegends.com

For more information call:

970-314-3920



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