



## THE GULF at NOCATEE

THE WEST INDIES

**1,635 ft<sup>2</sup> - 3 Bedrooms - 2.5 Bathrooms - 2 Car Garage**

This luxury townhome features a deep covered entry that provides extra privacy for you at your front door. A spacious foyer leads you past the two generously sized guest bedrooms to the first-floor retreat. Head upstairs and you will find two side-by-side doors that lead into the master suite which features a double vanity sink and a large walk-in closet. Also located on the second floor is the common living space boasting a large kitchen with plenty of space for relaxing and entertaining alike.

**\$927**  
**ESTIMATED SAVINGS**



This home has a HERS Score of 66 and is estimated to save you \$927 on your annual utility bills vs. a resale home.

# GULF #1636

3 Bedrooms - 2.5 Bathrooms - 2 Car Garage

## Nocatee

Ponte Vedra, FL

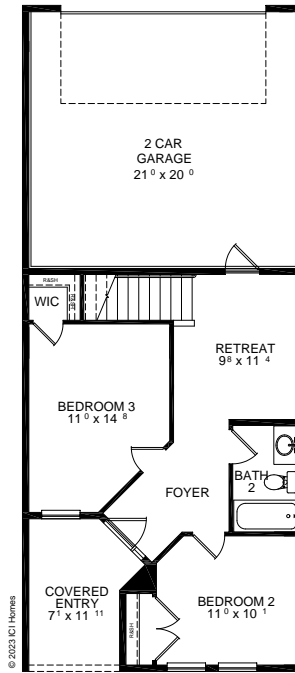
904.533.5985

## Available in...

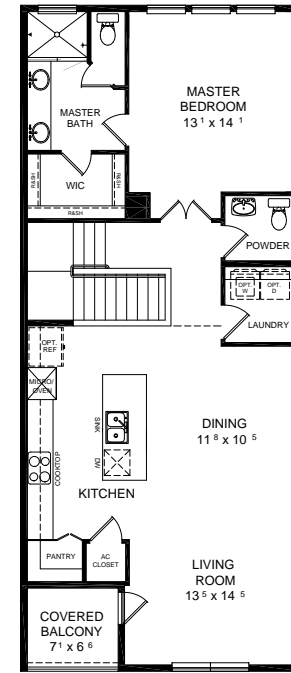
The West End Townhomes Series

Total Living Area 1,635 ft<sup>2</sup>

Total Under Roof 2,229 ft<sup>2</sup>



FIRST FLOOR



SECOND FLOOR

**Customize this plan, it's easy. See a Sales Associate or visit [ICIHomes.com](https://www.icihomes.com).**

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Garage Orientation R / L: \_\_\_\_\_ Created on 05/17/2023.

