

**Now Leasing!**

**ADDRESS:**  
14313 Mountain Ridge Ln  
McAllen, TX 78504  
Lot #74

**UNDER CONSTRUCTION**

**Augustin**  
floor plan

**2,338**  
total square feet

**1,773**  
living square feet

**4**  
bedrooms

**2.5**  
baths

**2**  
car garage

**2**  
story



**Appliances Included - Loft - Covered Patio**

**Call or Text (956) 230-6643 for more information!**

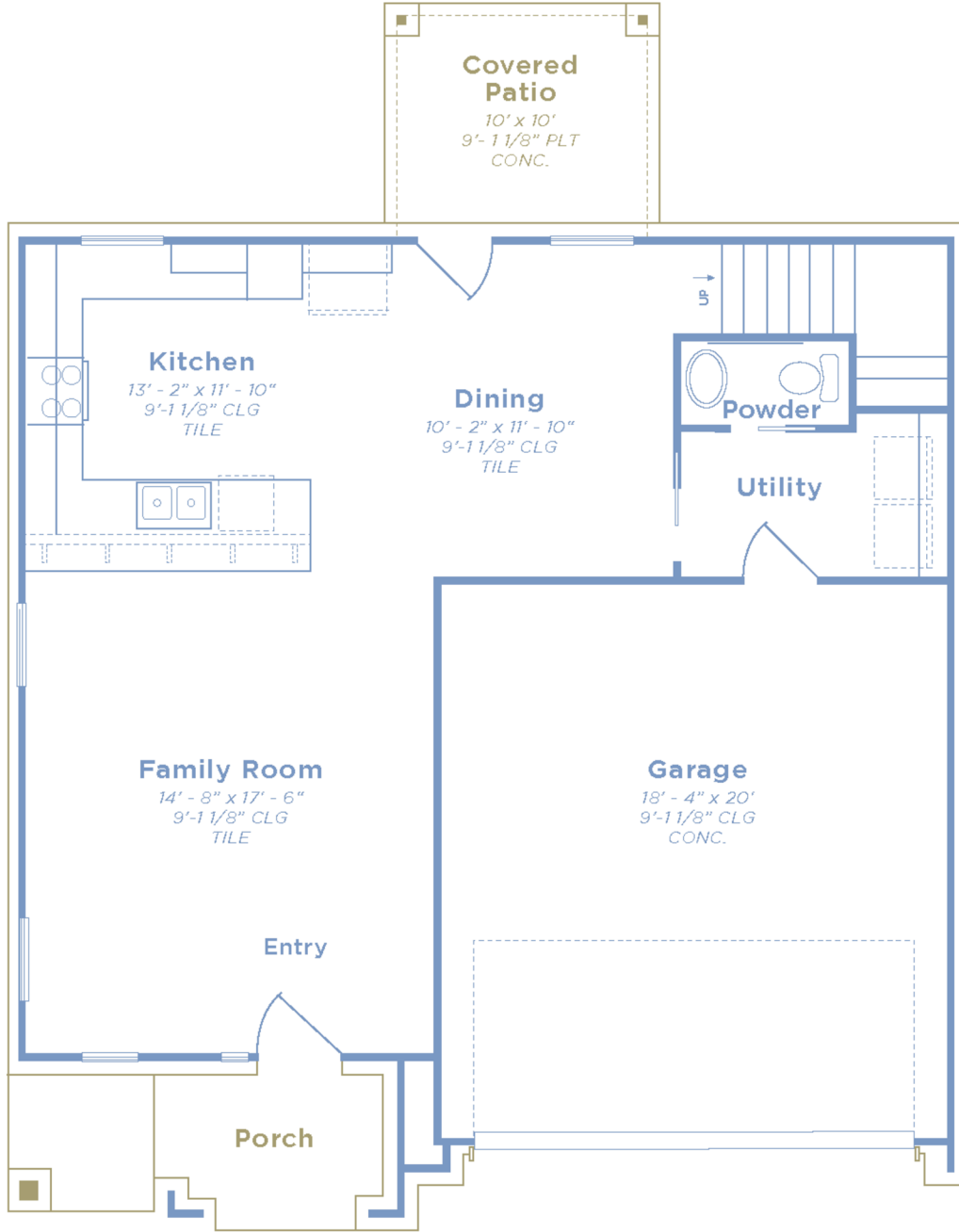
**See Leasing Consultant  
for full list of features!**

Introducing the spacious Augustin floor plan, where you'll find the perfect space to move, play, and entertain guests. Prepare to be impressed by this grand two-story home that spans over 1,773 sq. ft. of living space.

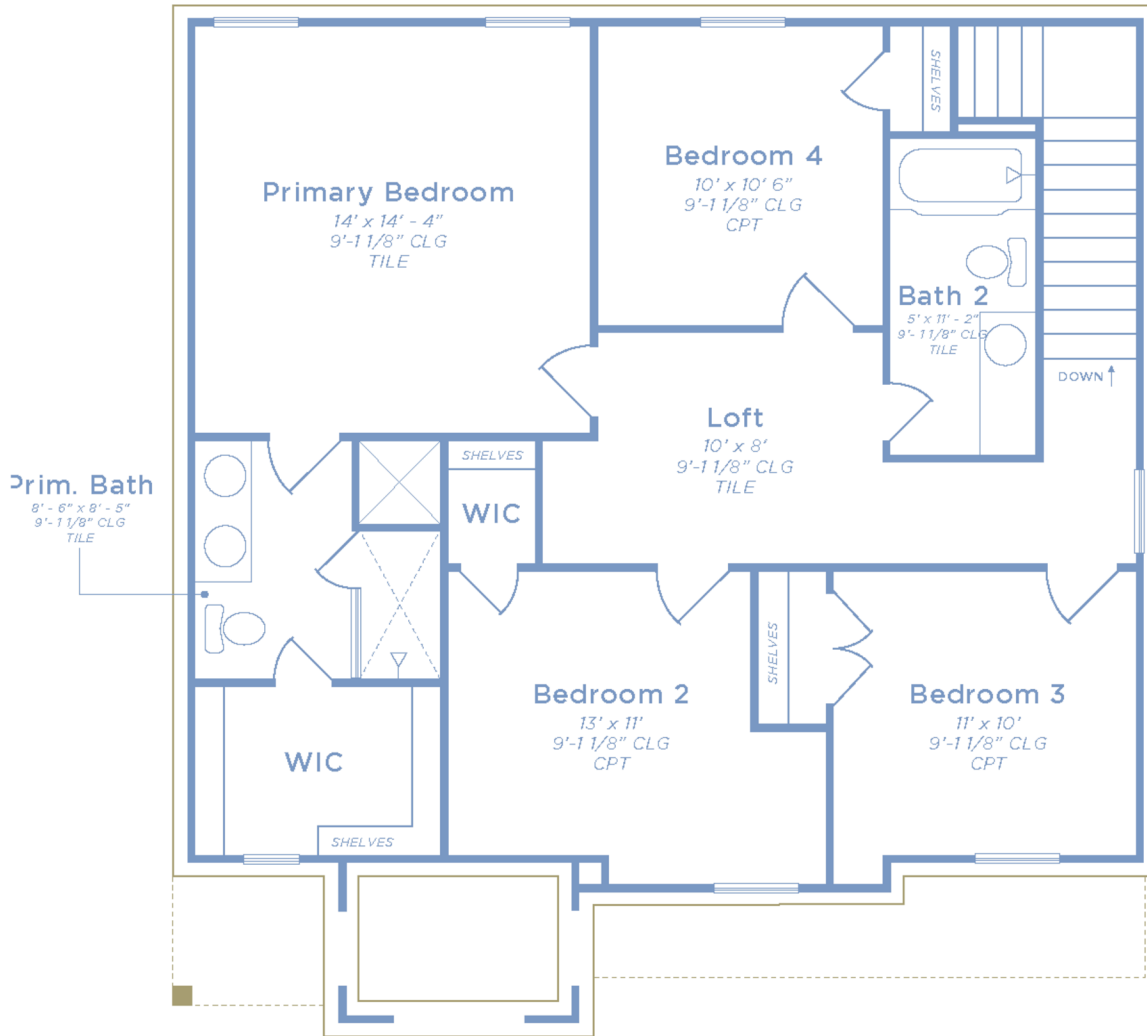
Step inside to discover an open-concept living area on the ground floor. The kitchen boasts appliances, and it overlooks the light-filled family and dining rooms. Completing this level are a convenient powder room, utility room, and an attached double garage.

Upstairs you will find all four bedrooms and loft. Notably, the opulent master suite features a walk-in closet and a stunning master bath that will become your private sanctuary. Generous closets in the guest bedrooms ensure ample storage space.

In addition to its interior charms, this home also offers a covered back patio where you can unwind and enjoy the outdoors. A fenced backyard adds privacy and security to your everyday living experience.



First Floor



Second Floor