CITY HOMES CHOICE

PALISADES PARK

A community of Two & Three Level Residences in Timbergrove

SECTION 5 NOW OPEN



BUY NOW SAVE BIG

CITY HOMES CHOICE

To learn more about this community, please contact:

Shaylee Anaya | 713.575.8000

sanaya@citychoicegroup.com

CHOICE IS THE ULTIMATE LUXURY

CITY HOMES CHOICE



PALISADES PARK
QUICK MOVE-IN HOMES

PRICES ARE FALLING! Now is the perfect time to make your move with new lower prices on select City Choice Homes.

6350 Paddington Bend
$449,900

3 beds | 3.5 baths | 2 car garage
1,819 sq. ft.

6358 Paddington Bend
$464,900

3 beds | 3.5 baths | 2 car garage
1,869 sq. ft.

6342 Paddington Bend
$454,900

3 beds | 3.5 baths | 2 car garage
1,802 sq. ft.

6344 Paddington Bend
$454,900

3 beds | 3.5 baths | 2 car garage
1,876 sq. ft.

6346 Paddington Bend
$444,900

3 beds | 3.5 baths | 2 car garage
1,792 sq. ft.

6348 Paddington Bend
$454,900

3 beds | 3.5 baths | 2 car garage
1,884 sq. ft.

6352 Paddington Bend
$499,900

3 beds | 3.5 baths | 2 car garage
2,390 sq. ft.

6354 Paddington Bend
$469,900

3 beds | 3.5 baths | 2 car garage
1,869 sq. ft.

6356 Paddington Bend
$459,900

3 beds | 3.5 baths | 2 car garage
1,866 sq. ft.

To learn more about this community, please contact:

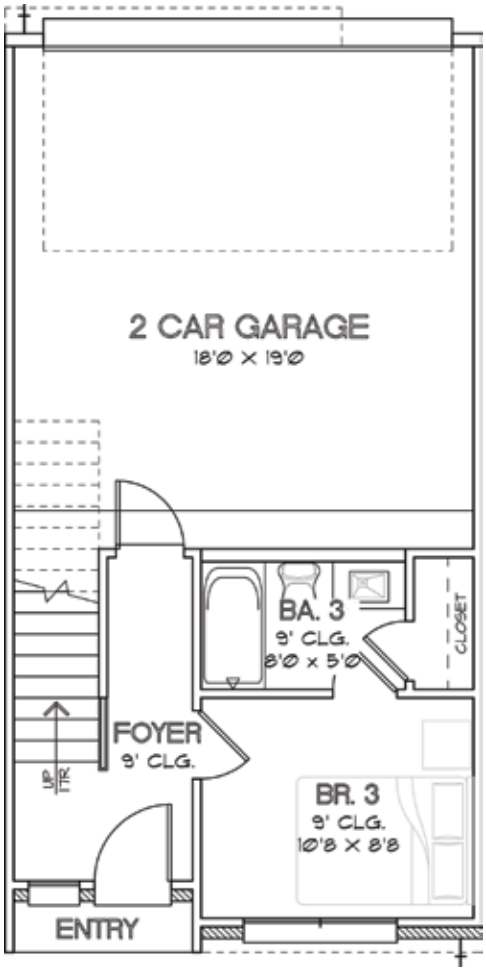
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CHOICE IS THE ULTIMATE LUXURY

11-13-26. All square footage and pricing subject to change without notice. All dimensions are approximate. See a Sales Consultant for details.

CITY HOMES CHOICE

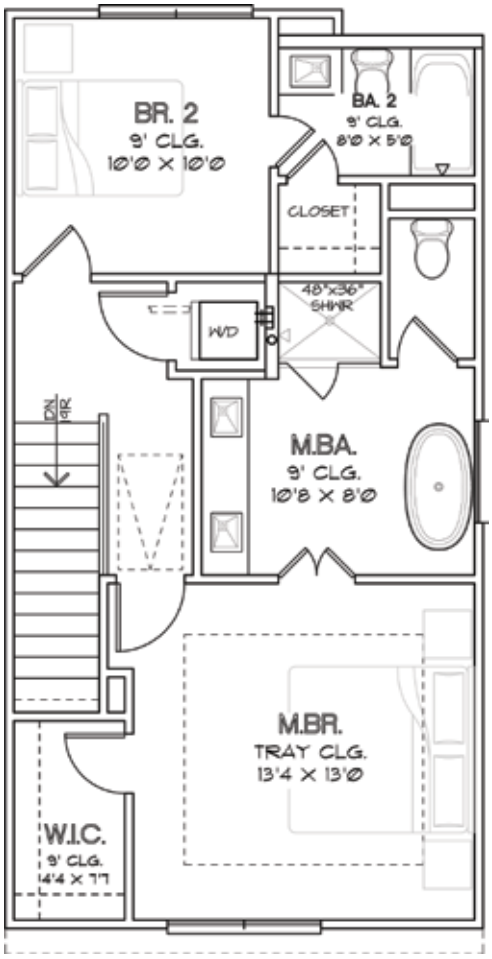
PALISADES PARK
1,601 SQ.FT.



FIRST FLOOR



SECOND FLOOR



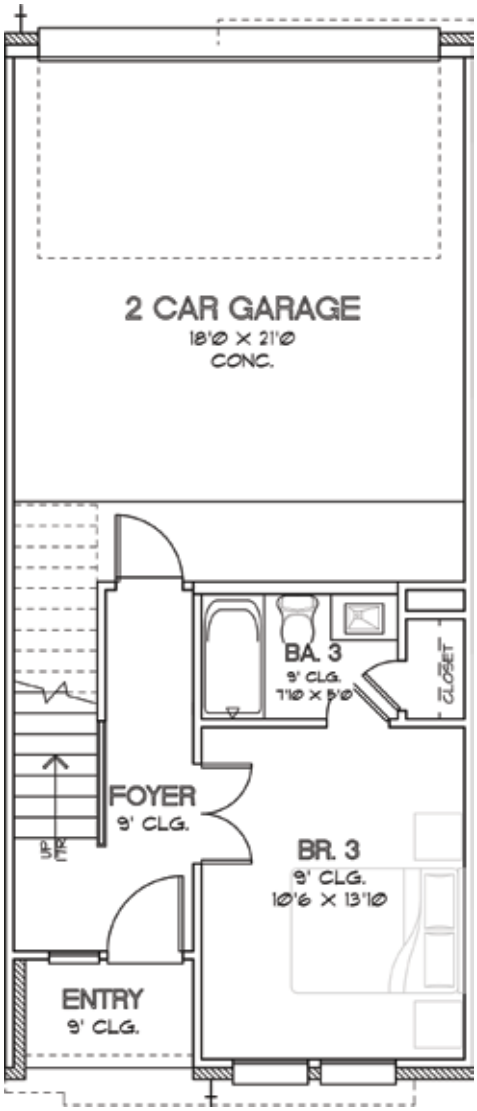
THIRD FLOOR

CHOICE IS THE ULTIMATE LUXURY

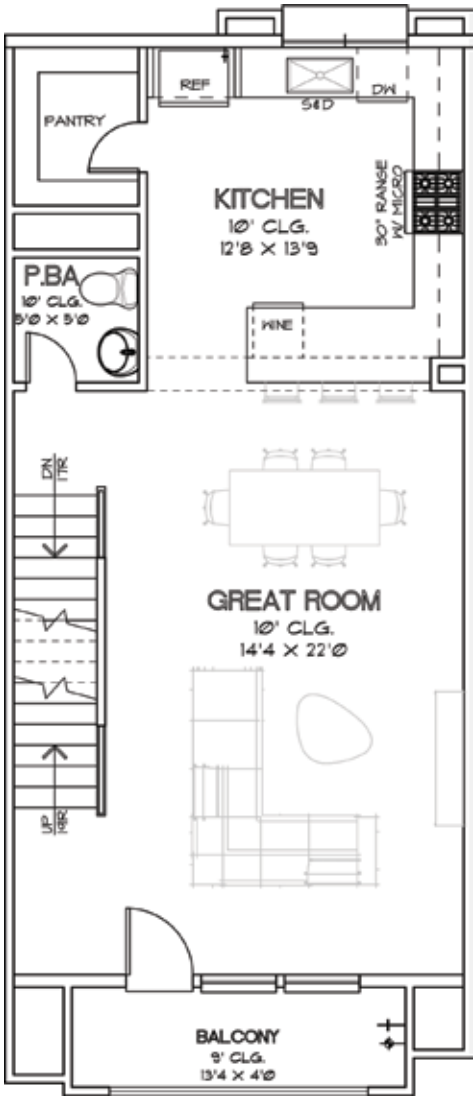
CITY HOMES CHOICE

PALISADES PARK

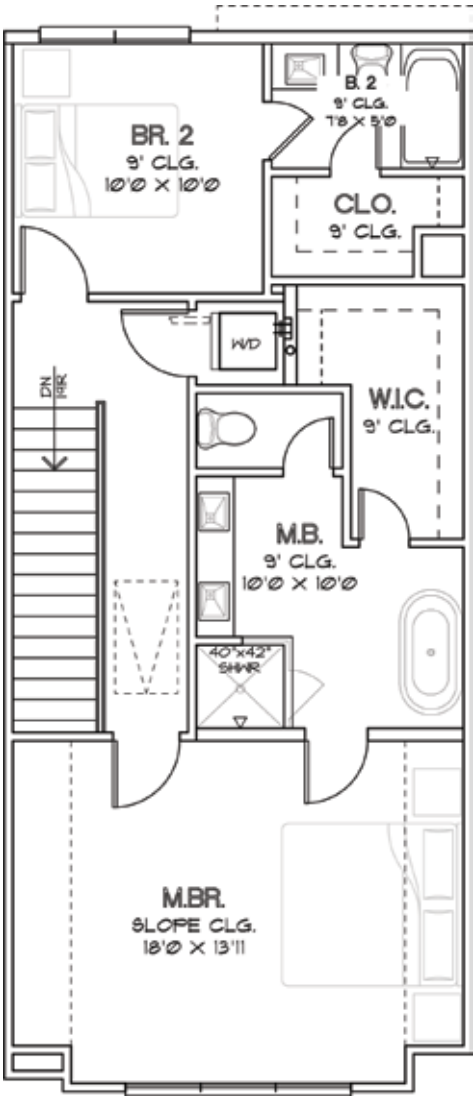
1,792 SQ.FT.



FIRST FLOOR



SECOND FLOOR



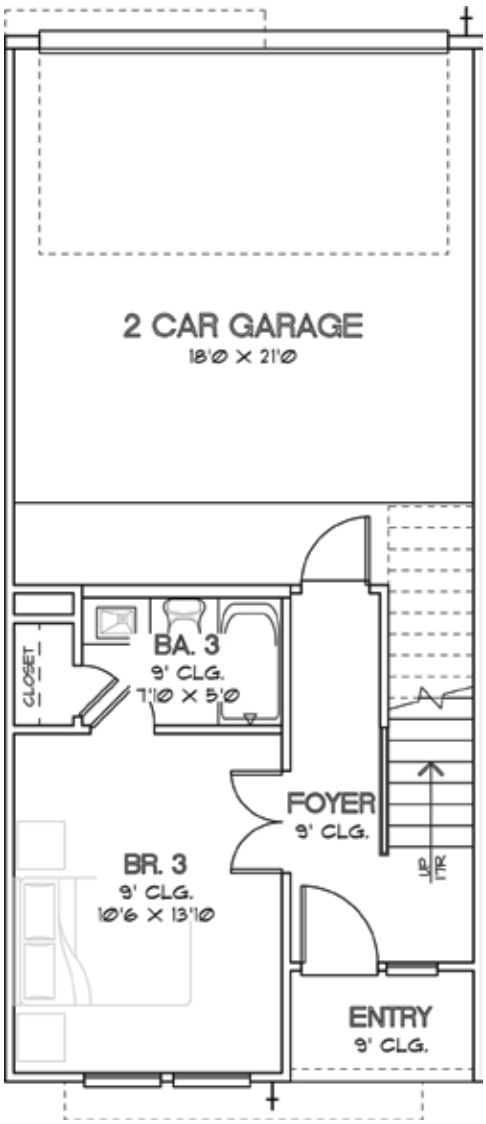
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CHOICE IS THE ULTIMATE LUXURY

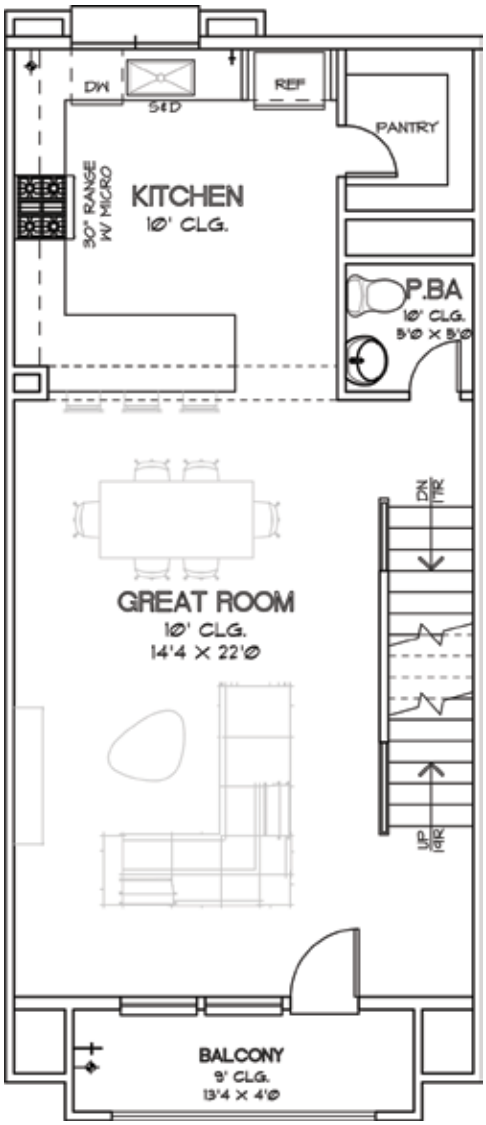
CITY HOMES CHOICE

PALISADES PARK

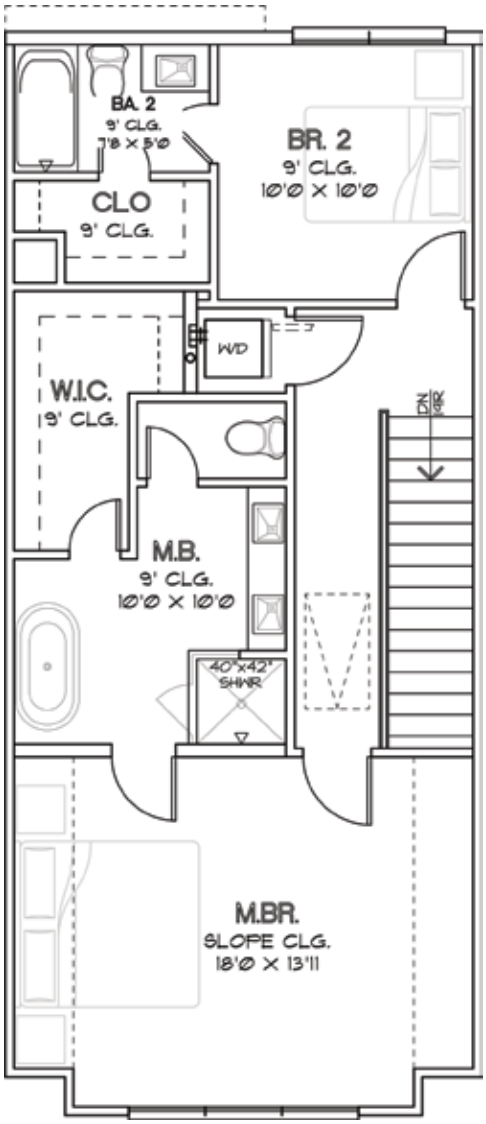
1,802 SQ.FT.



FIRST FLOOR



SECOND FLOOR

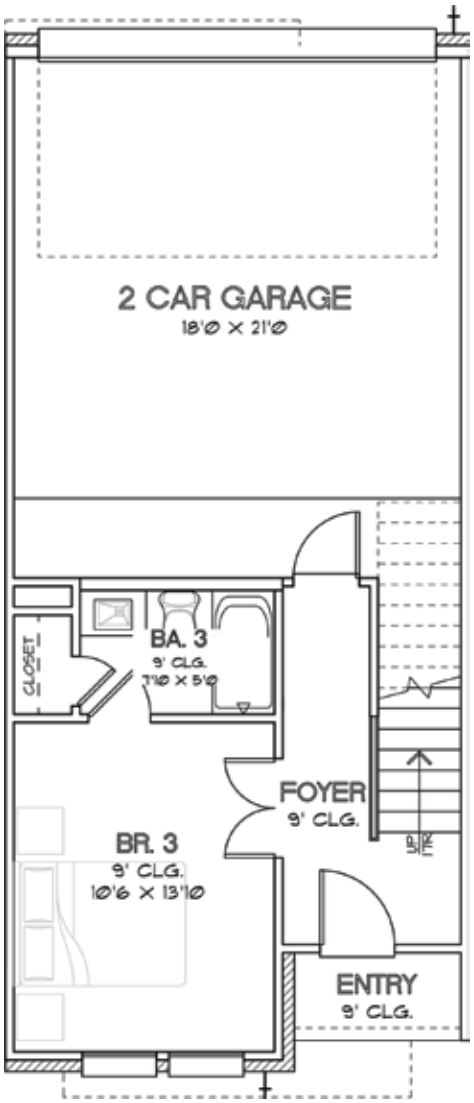


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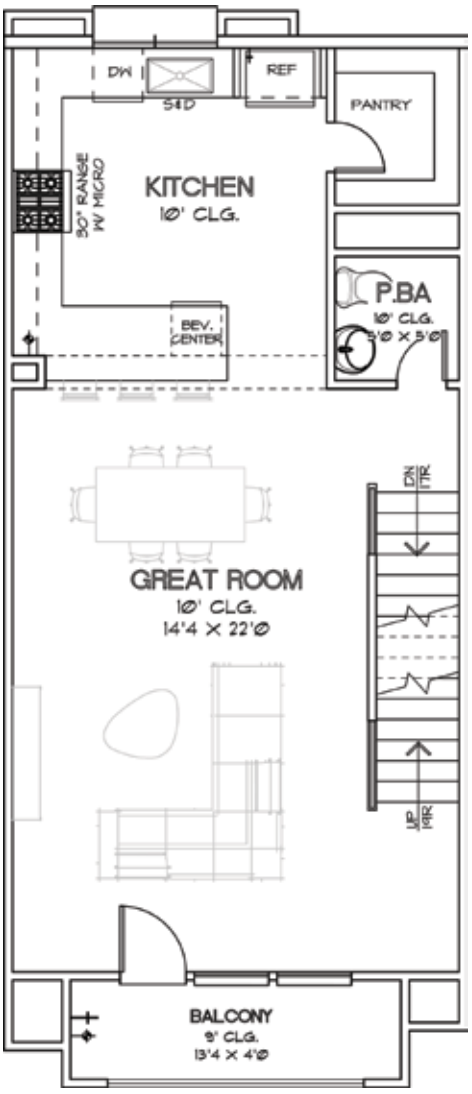
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CITY HOMES CHOICE

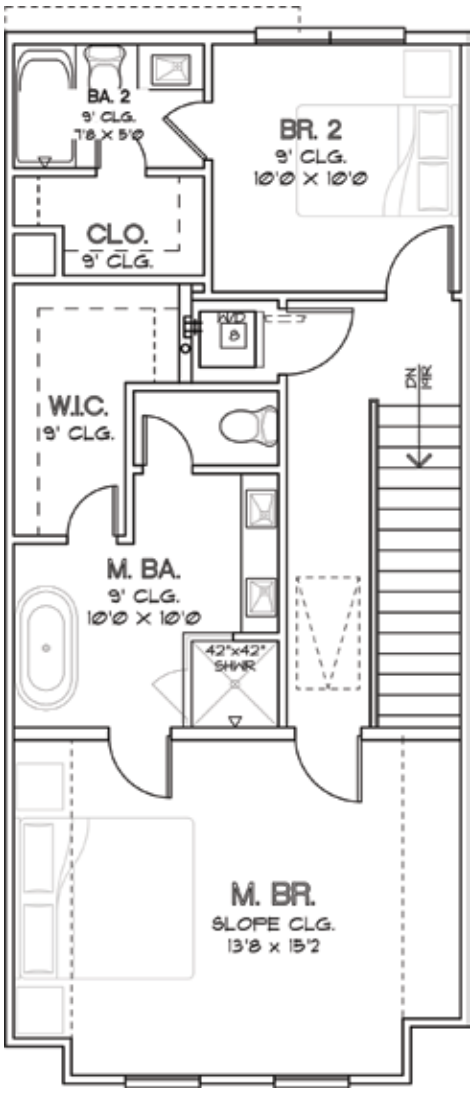
PALISADES PARK
1,808 SQ.FT.



FIRST FLOOR



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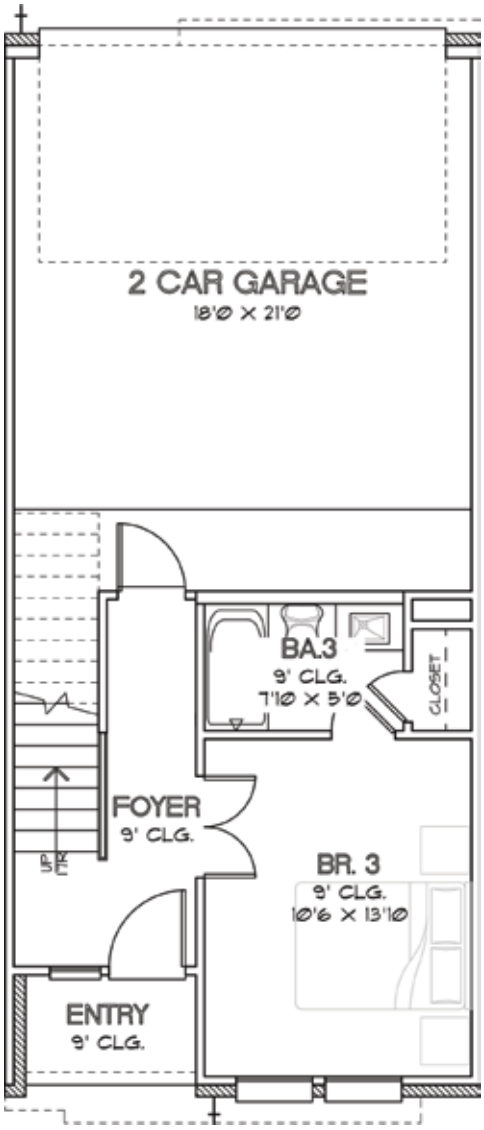


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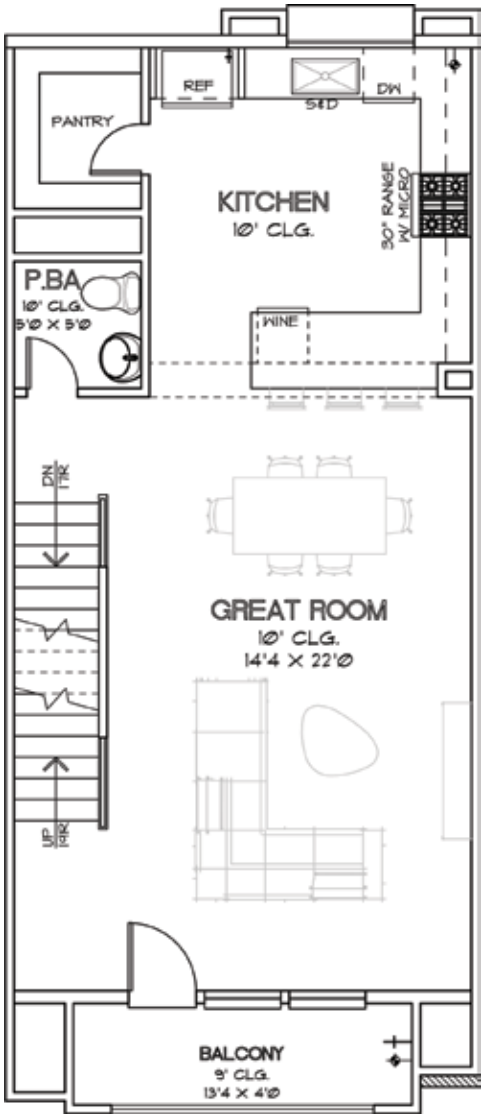
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CITY HOMES CHOICE

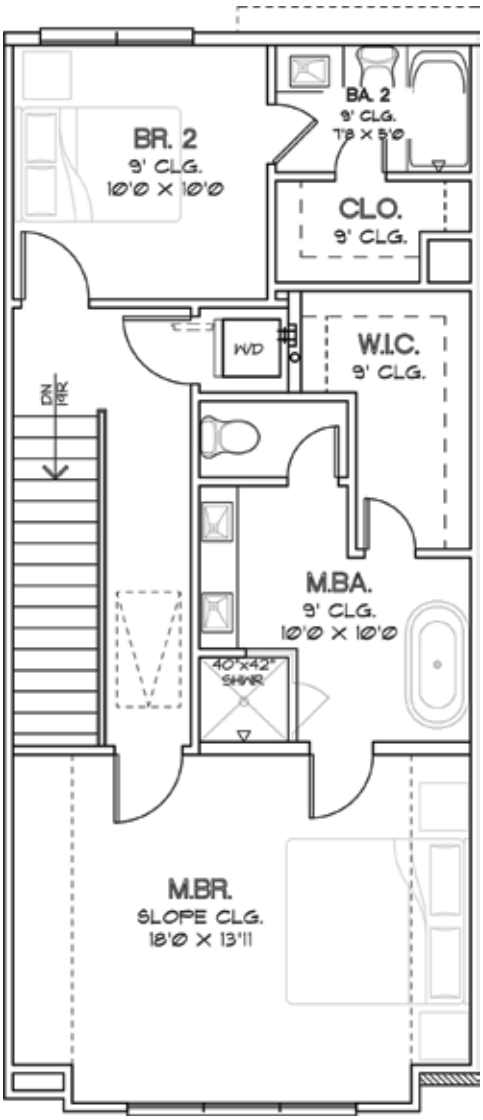
PALISADES PARK
1,809 SQ.FT.



FIRST FLOOR



SECOND FLOOR

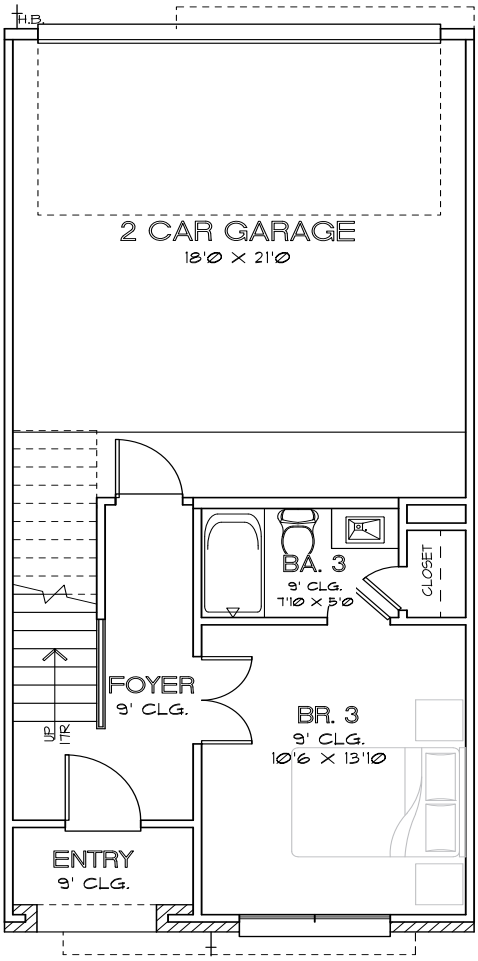


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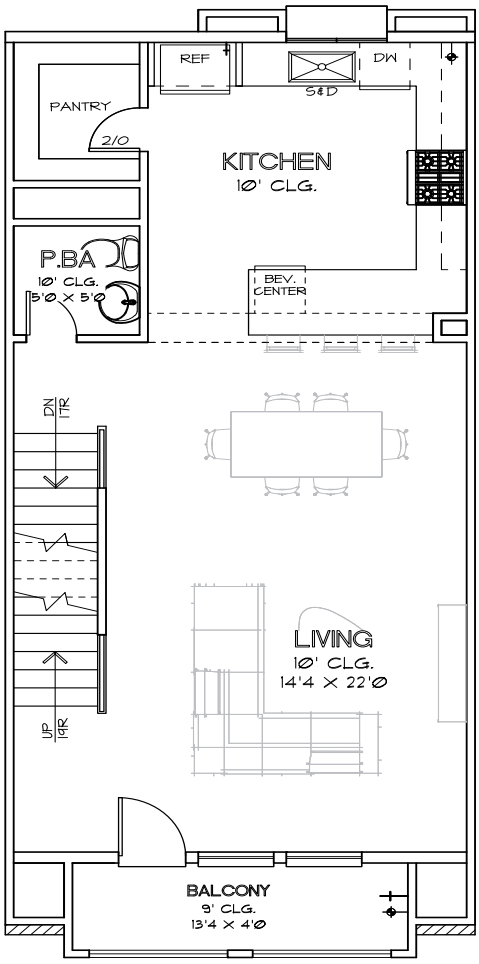
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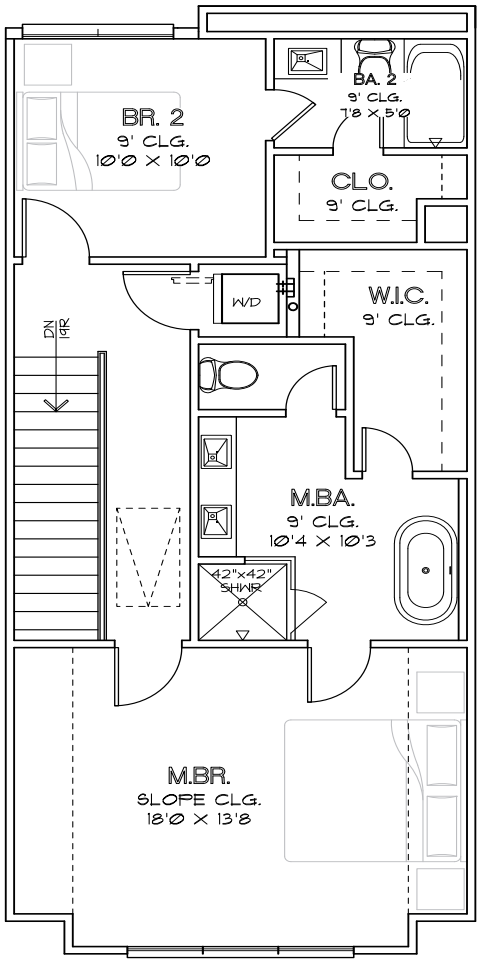
PALISADES PARK
1,819 SQ.FT.



FIRST FLOOR



SECOND FLOOR

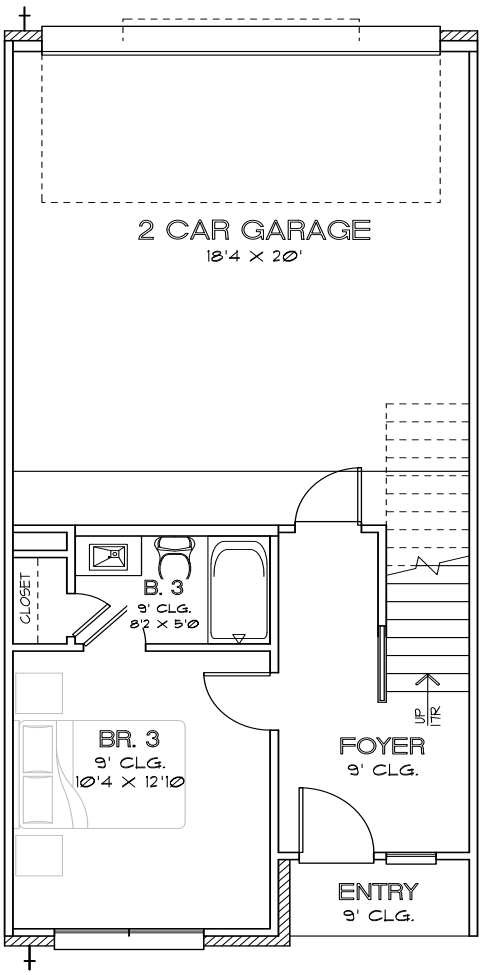


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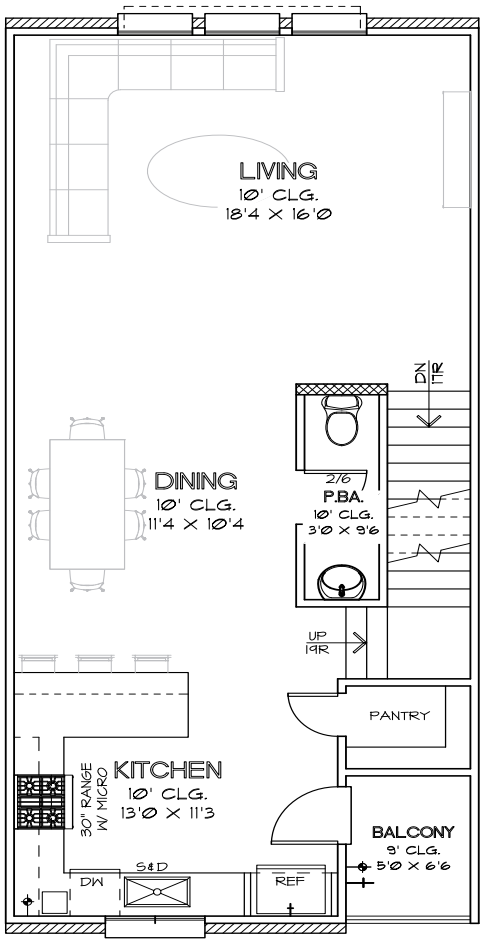
CHOICE IS THE ULTIMATE LUXURY

CITY HOMES CHOICE

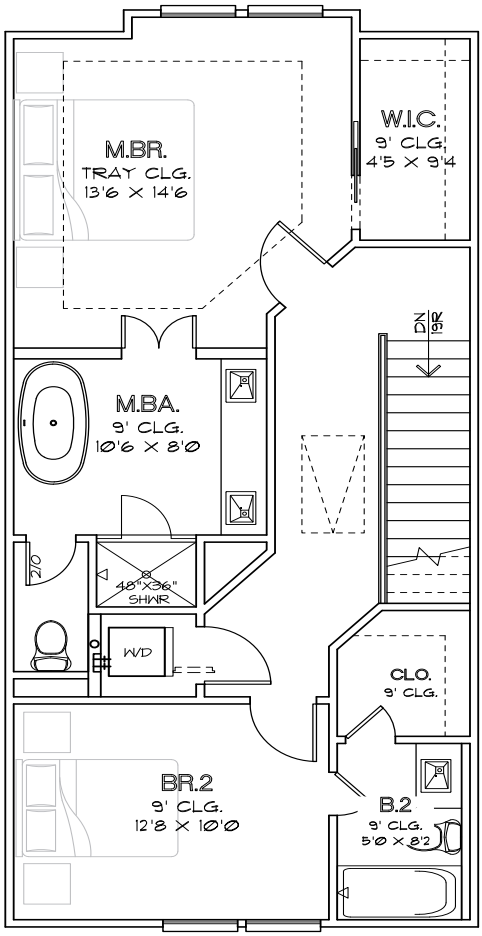
PALISADES PARK
1,866 SQ.FT.



FIRST FLOOR



SECOND FLOOR

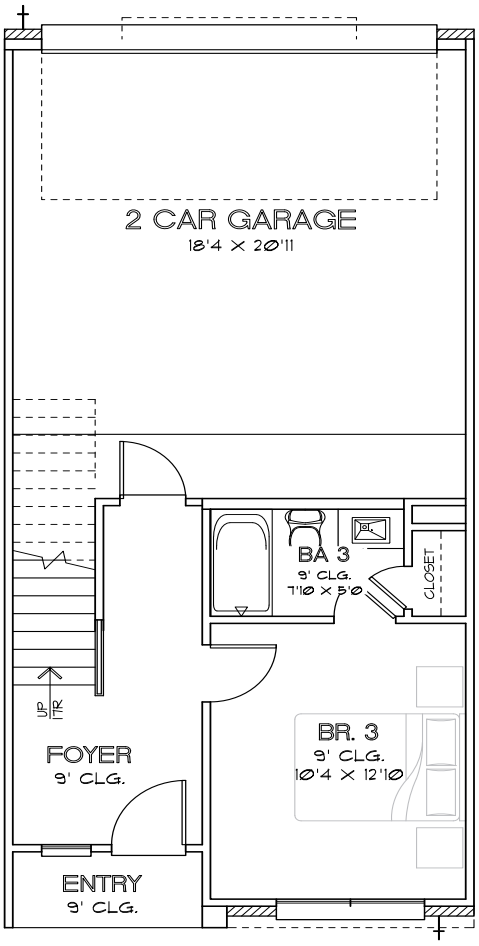


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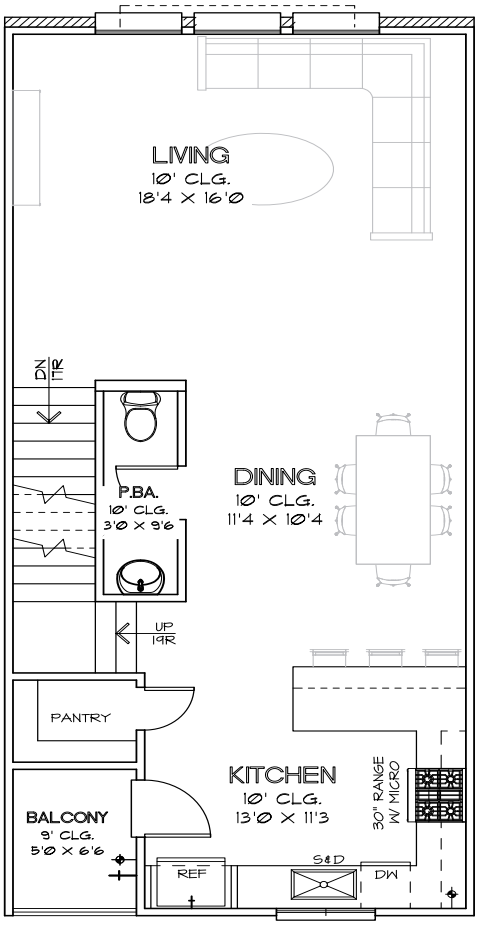
CHOICE IS THE ULTIMATE LUXURY

CITY HOMES CHOICE

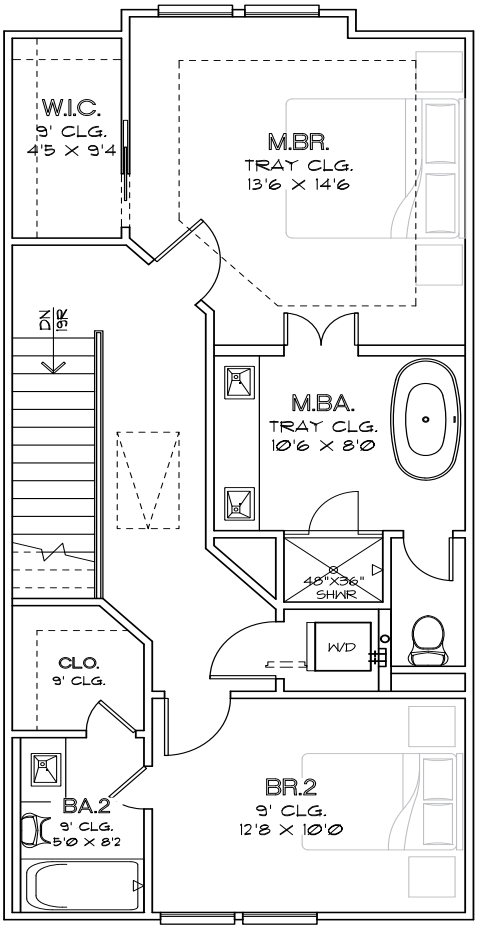
PALISADES PARK
1,869 SQ.FT.



FIRST FLOOR



SECOND FLOOR

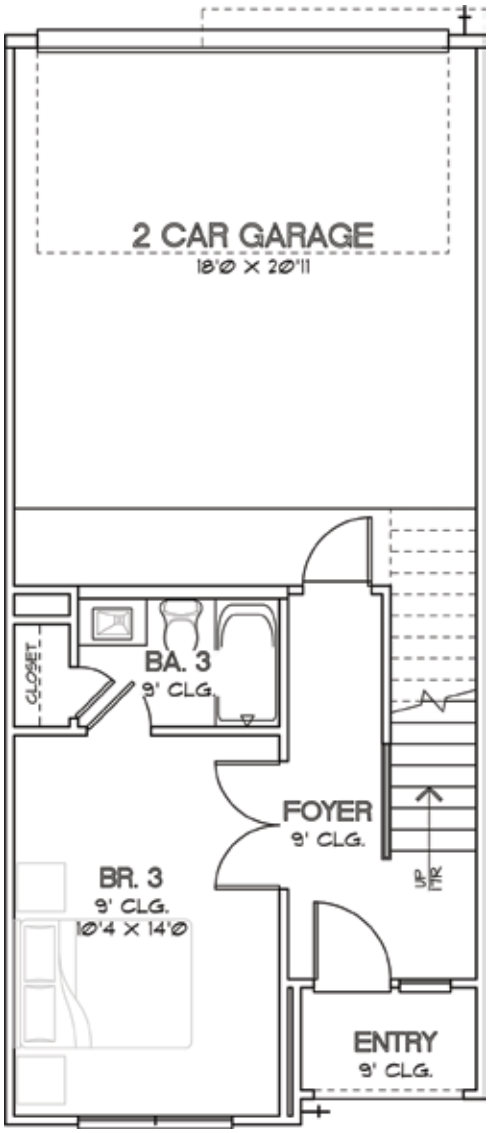


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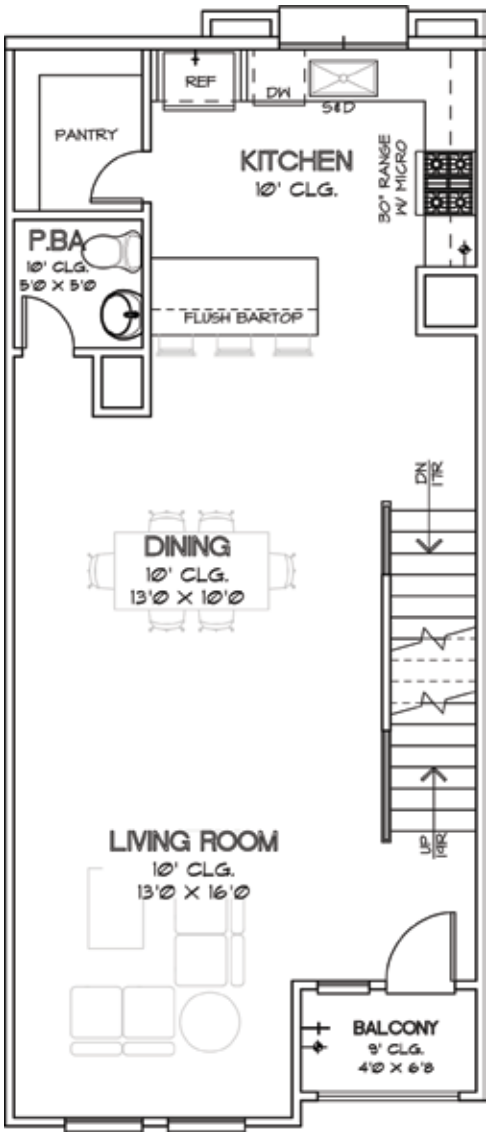
CHOICE IS THE ULTIMATE LUXURY

CITY HOMES CHOICE

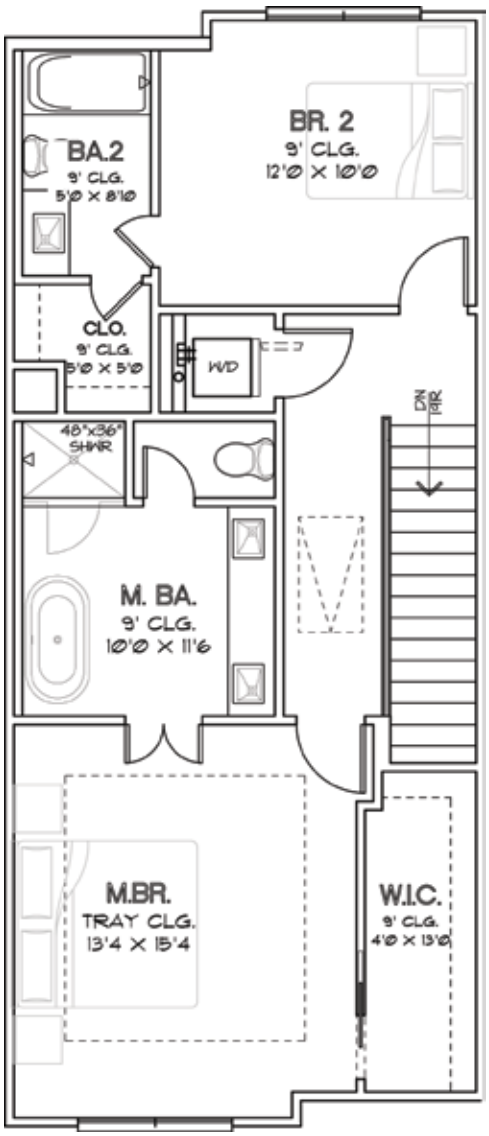
PALISADES PARK
1,876 SQ.FT.



FIRST FLOOR



SECOND FLOOR

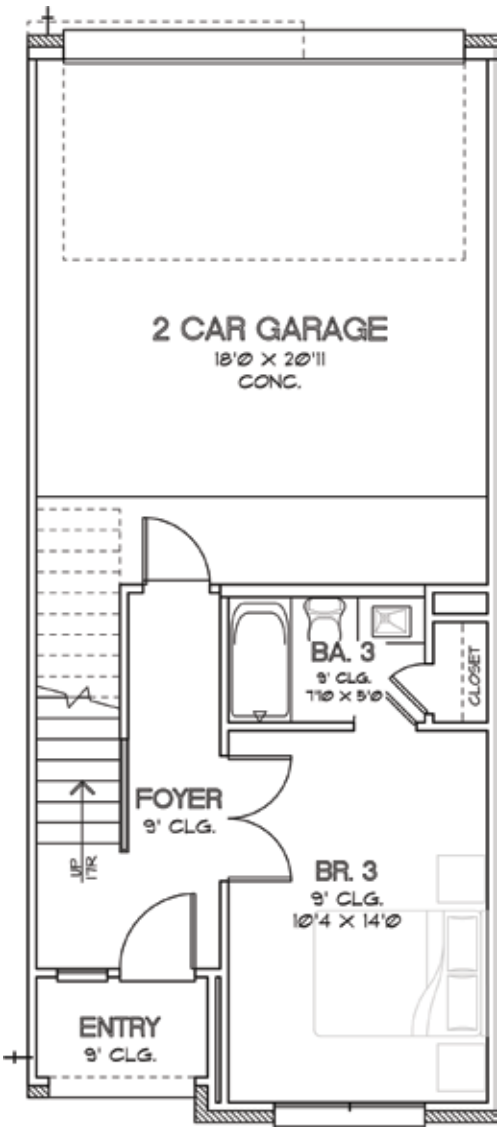


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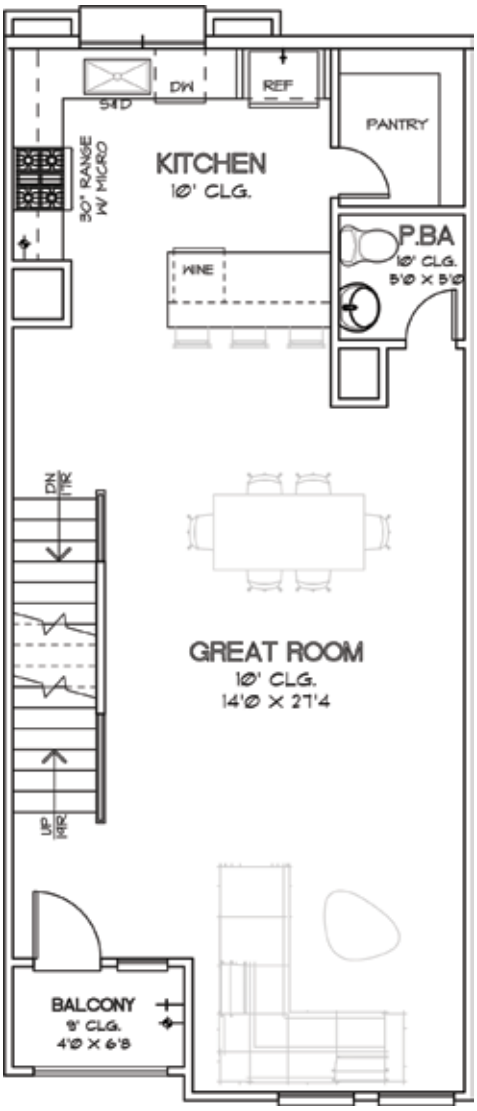
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CITY HOMES CHOICE

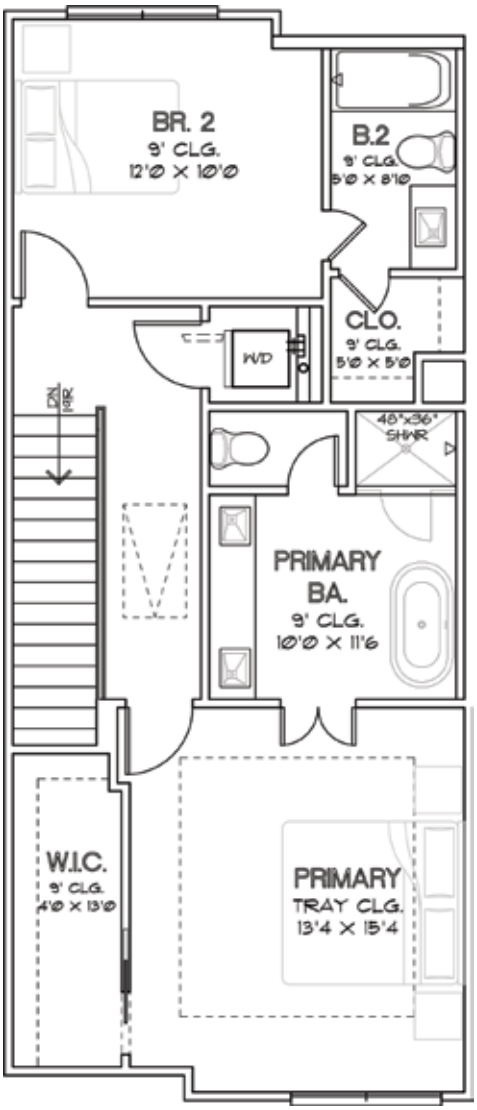
PALISADES PARK
1,884 SQ.FT.



FIRST FLOOR



SECOND FLOOR



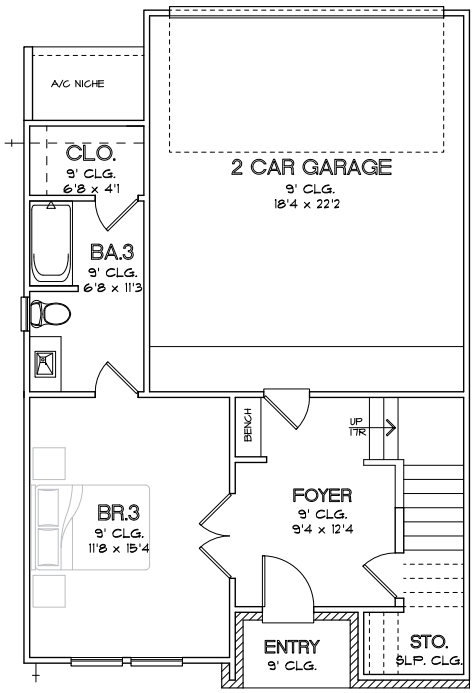
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CHOICE IS THE ULTIMATE LUXURY

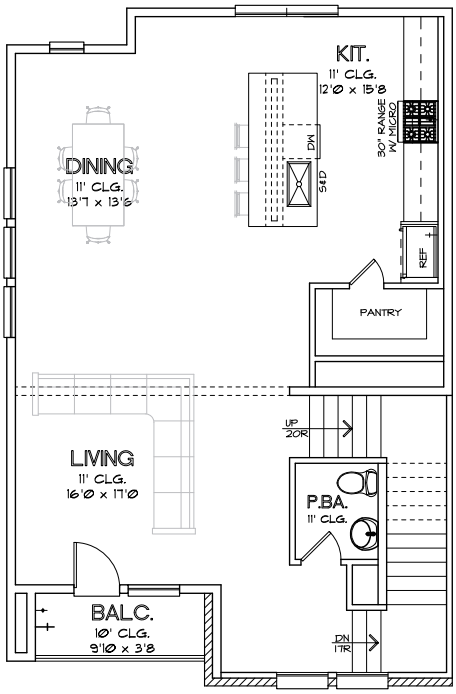
CITY HOMES CHOICE

PALISADES PARK

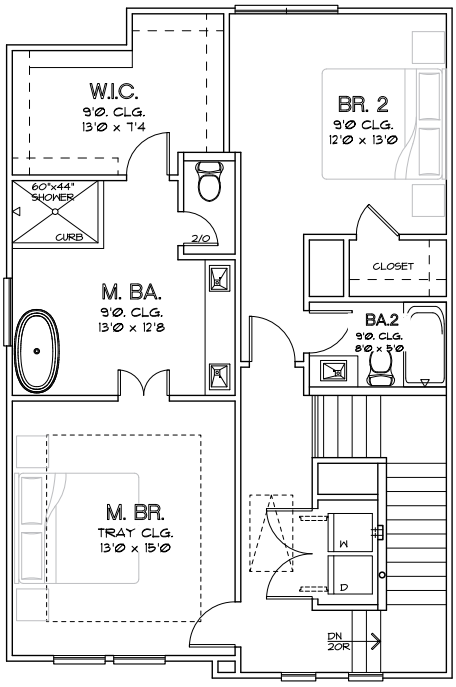
2,390 SQ.FT.



FIRST FLOOR



SECOND FLOOR



THIRD FLOOR

CHOICE IS THE ULTIMATE LUXURY

CITY HOMES CHOICE

PALISADES PARK

FEATURES & SPECIFICATIONS

FIRST FLOOR (ENTRY WAY, FIRST BEDROOM, FIRST BATHROOM)
- Engineered Swiss Flooring in Entry Hall
- Coat Closet
- First Bedroom with Engineered Swiss Flooring
- Designer Porcelain Floors in Bathroom and Shower
- Quartz Countertops
- Undermounted Sink
- Modern Chrome Plumbing Fixtures
- Laminate Wood Steps up to Second Floor

SECOND FLOOR (KITCHEN, DINING, LIVING ROOM)
- Engineered Swiss Flooring throughout Second Floor
- Laminate Wood Treads
- Quartz Countertops
- Subway Tile Backsplash
- Shaker Cabinetry
- Powder Room with Pedestal Sink

THIRD FLOOR
- Engineered Swiss Flooring in Hallways
- Laminate Wood Treads on Stairs/Risers

Master Bathroom
- Engineered Swiss Flooring
- Designer Porcelain Floors in Bathroom and Shower
- Free-Standing Soaking Tub
- Frameless Glass Shower
- Modern Chrome Plumbing Fixtures
- Undermounted Sink
- Quartz Countertops
- Mirrors
- Shaker Cabinetry

Secondary Bathroom
- Designer Porcelain Flooring and Paneling in Shower
- Quartz Countertops
- Undermounted Sink
- Modern Chrome Plumbing Fixtures
- Shaker Cabinetry

MECHANICAL SPECIFICATIONS

Foundation
- Engineered Post Tension Foundation
- 3,000 PSI Concrete
- Engineered Building Pads

Frame and Cornice
- Engineered Structural Framing
- 2"x4" Stud Grade Fire Walls, Every 16" (+or-) O.C.
- Yellow Pine Ceiling Joints 16" (+or-) O.C.
- Yellow Pine Rafters, 16" (+or-) O.C.
- 7/16" OSB Roof Decking with TechShield Radiant Barrier
- 7/16" OSB Sheathing
- Engineered Wood Trusses Per Floor
- 3/4" Tongue and Groove Subfloor
- Cem Plank Siding
- All Subfloor is Glued, Nailed and Screwed
- Anthony Power Beams
- Windstorm Per Plans and Codes

Windows
- Vinyl Frame, Insulated (Double Pane), Clear Glass with Low-E

Ceiling Heights
- Varies from 9'-12' - See Floor Plan

Exterior
- HardiPlank siding or Hardi Stucco Board
- Sherwin Williams Conflex Elastomeric Coating
- 30-Year Roof Shingle

Air Conditioning and Heating
- 16 SEER System
- Name Brand Condensing Unit
- Name Brand Furnace
- R-8/6 Silver Flex Duct in Attic
- Programmable Thermostats

Electrical
- All Copper Wiring throughout the House
- GFI Safety Switches where Required by Codes
- 125 AMP Main Electric Panel
- All Other Electrical Wiring as Per Floor Plans
- Recessed Can Lighting

Plumbing
- CPVC Vents and Drain Pipes
- Black Steel Pipes for Gas
- Insulated Exposed Water Lines
- 40-Gallon Water Heater

Insulation

Area:	Material:	R-Value:	Thickness:
Exterior Walls	Batt	R-19	5"
Cold Floors	Batt	R-19	6.25"
Ceilings	Batt	R-19	5"
Attic	Blown	R-38	12"

Appliances
- Dishwasher: Samsung DW80M2020US
- Cooktop: Samsung NX58K3310SS
- Microwave: Samsung ME16K3000AS

CHOICE IS THE ULTIMATE LUXURY

Price, plans and specifications are subject to change without notice. Revised 2-6-26

CITY HOMES CHOICE

PALISADES PARK

COMMUNITY INFORMATION

Houston Independent School District

Sinclair Elementary School
6410 Grovewood Ln, Houston, TX 77008
(713) 867-5161

Black Middle School
1575 Chantilly Ln, Houston, TX 77018
(713) 613-2505

Waltrip High School
1900 W 34th St, Houston, TX 77018
(713) 688-1361

Tax Information

2.13% (2025)

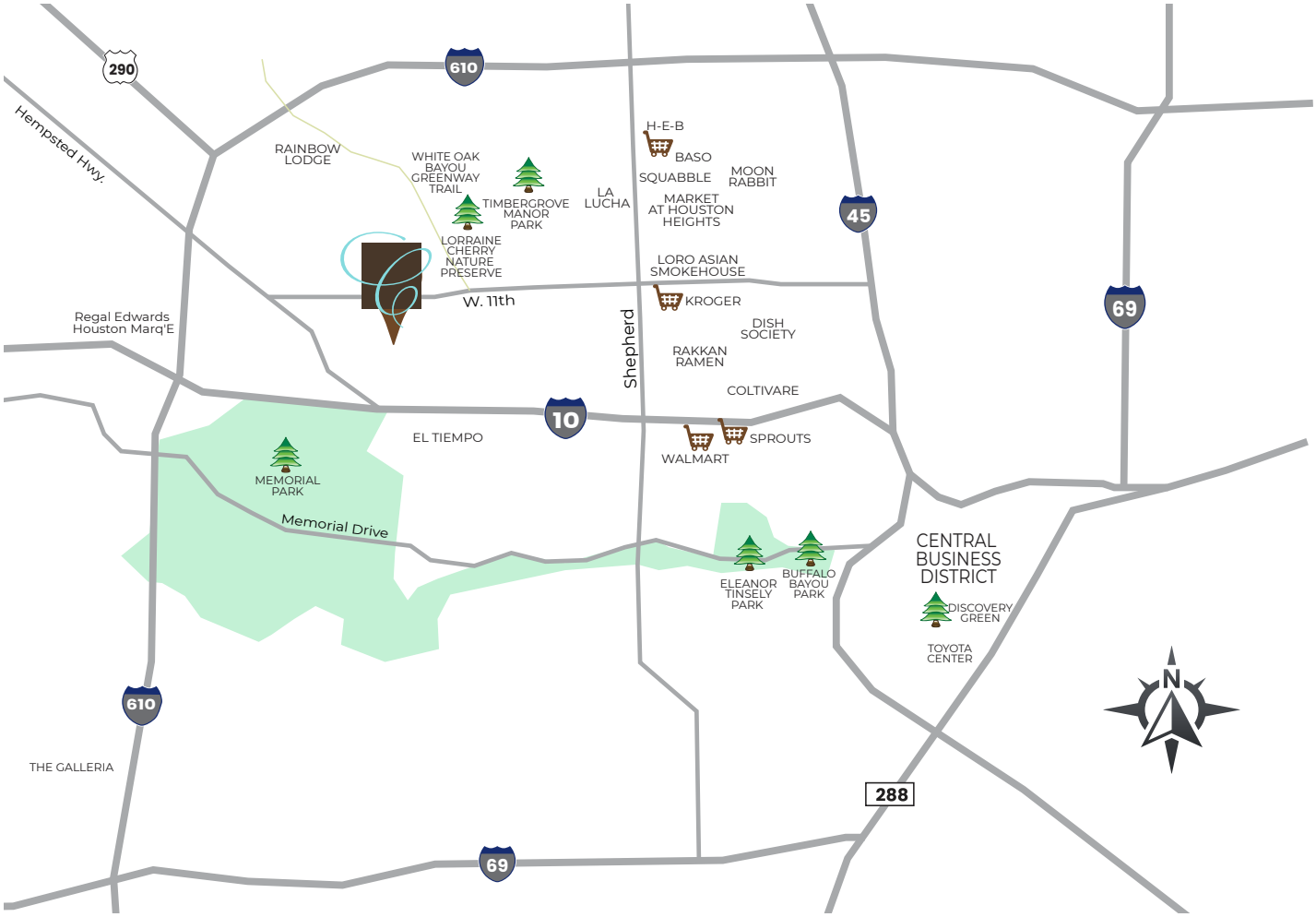
HOA Information

Management Company: Beacon Residential Management

Annual Dues: $1,110 (No Capital Reserve Contribution)
Includes: Common area maintenance (including landscaping, gates and fences), private trash, and water.

Points of Interest

- Quietly located in Timbergrove (East Heights) with easy access to I-10 and 610.



CHOICE IS THE ULTIMATE LUXURY

* Information is deemed reliable but not guaranteed. Schools, tax rates, and HOA fees are subject to change.

CITY HOMES CHOICE

PALISADES PARK

SECTION 5 SITE PLAN



To learn more about this community, please contact:

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sanaya@citychoicegroup.com