



e!ian

SOUTH PALM SPRINGS

S O U T H

# Palm Springs



## DESTINATION: DOWNTOWN PS!

elan residential perk... Downtown Palm Springs is mere minutes from your front door! A bike ride, a stroll, a moment's drive down Palm Canyon Drive and you are there! Immerse yourself within this iconic and vibrant downtown center that caters to resort living. Culture and art to explore at the galleries; shopping at boutiques, favorite retailers, unique novelty shops; coffee houses for fresh-brewed sips; five-star and stylish restaurants offering casual to fine dining. Block after block of Downtown Palm Springs sights and sounds so conveniently close.

The adventures and experiences that are all about living at elan are waiting for you.



THE BEST IN  
**MODERN LIVING**

THE BEST IN  
**MODERN LIVING**

**DETACHED HOMES**

**RESIDENCE 1**

2,280 sq.ft.  
3 Bed | 3.5 Bath  
Cocktail Pool & Spa  
Single Story  
2 Car Garage

**RESIDENCE 2**

2,517-2,533 sq.ft.  
2 Primary Suites | 3.5 Bath  
Casita | Bed 3  
Indoor/Outdoor Wet Bar  
Cocktail Pool & Spa  
2 Car Garage

**RESIDENCE 3**

2,466 sq.ft.  
2 Primary Suites | 3.5 Bath  
Casita | Bed 3  
Glass Enclosed Office or Wine Room  
Cocktail Pool & Spa  
2 Car Garage



See Floor Plans, Elevations,  
and Features Here





Residence 1A Scheme 7



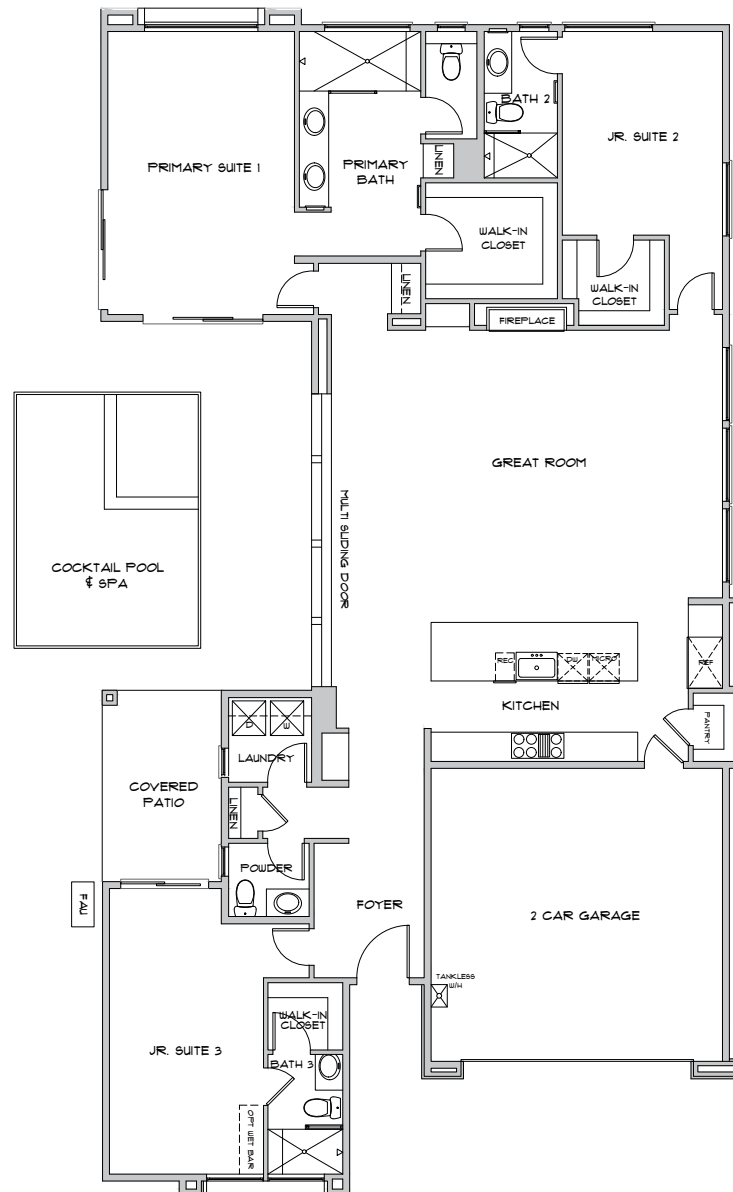
Residence 1B Scheme 4

# DETACHED HOMES



## RESIDENCE 1

2,280 sq.ft.  
 3 Bed | 3.5 Bath  
 Cocktail Pool & Spa  
 Single Story  
 2 Car Garage



Due to a policy of continued enhancement or necessitated changes in the construction process, Far West Industries reserves the right to change price, design and specifications without prior notice or obligation. All square footages are approximate only. The floorplans, home elevations and colors, landscaping and site plans are an artist's depiction. Size, number and location of windows, front entries and doors may vary per plan and/or elevation. Views vary per homesite location. All imagery is representational and does not depict specific building views, orientation, mass or future amenity details. Models or photos do not reflect racial preference. Buyers at e!an will automatically become members of the e!an Community Association which maintains all common areas including private streets, mail boxes, and common area landscaped areas. Shine New Home Sales. DRE #02096391

THE BEST IN  
**MODERN LIVING**





Residence 2A Scheme 5



Residence 2B Scheme 3

# DETACHED HOMES



## RESIDENCE 2

2,517-2,533 sq.ft.

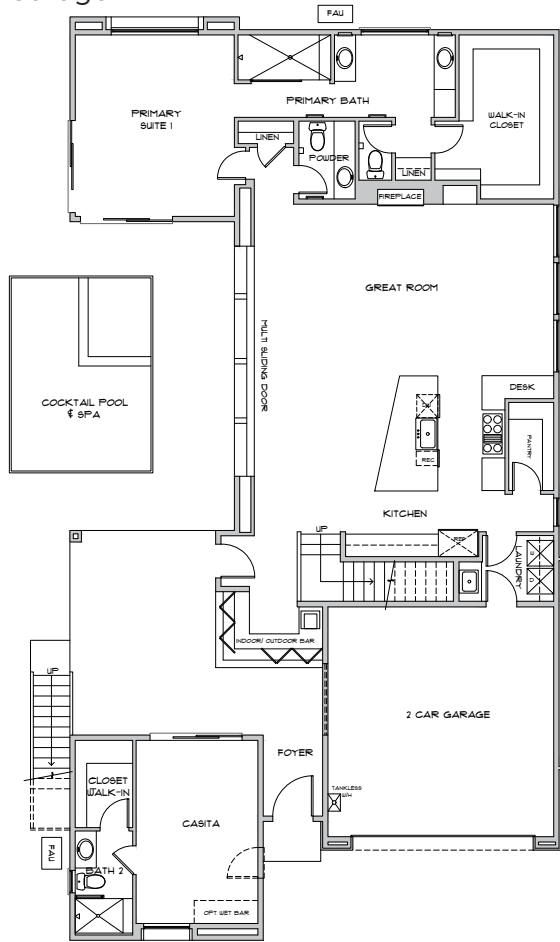
2 Primary Suites | 3.5 Bath

Casita | Bed 3

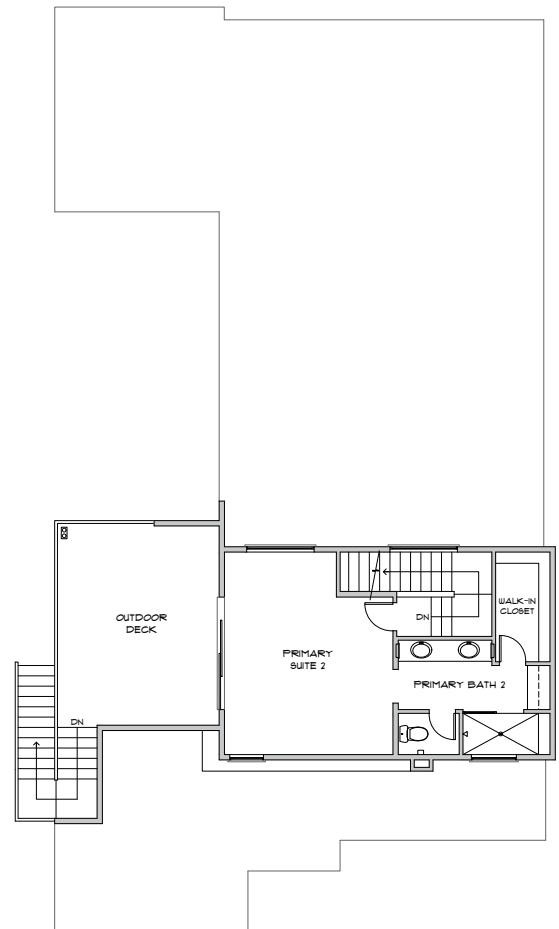
Indoor/Outdoor Wet Bar

Cocktail Pool & Spa

2 Car Garage



First floor



Second floor

Due to a policy of continued enhancement or necessitated changes in the construction process, Far West Industries reserves the right to change price, design and specifications without prior notice or obligation. All square footages are approximate only. The floorplans, home elevations and colors, landscaping and site plans are an artist's depiction. Size, number and location of windows, front entries and doors may vary per plan and/or elevation. Views vary per homesite location. All imagery is representational and does not depict specific building views, orientation, mass or future amenity details. Models or photos do not reflect racial preference. Buyers at e!an will automatically become members of the e!an Community Association which maintains all common areas including private streets, mail boxes, and common area landscaped areas. Shine New Home Sales. DRE #02096391

THE BEST IN  
**MODERN LIVING**





Residence 3A Scheme 1



Residence 3B Scheme 2

# DETACHED HOMES



## RESIDENCE 3

2,466 sq.ft.

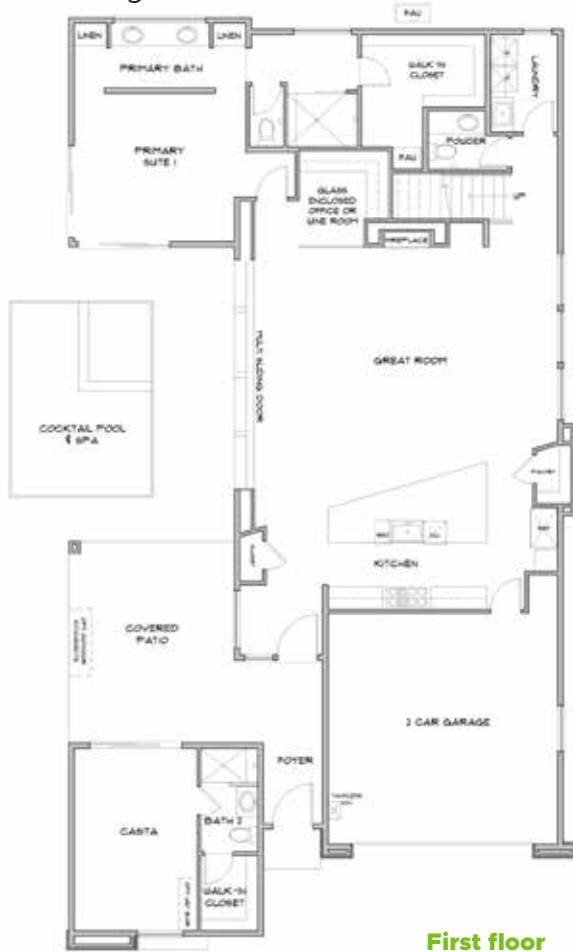
2 Primary Suites | 3.5 Bath

Casita | Bed 3

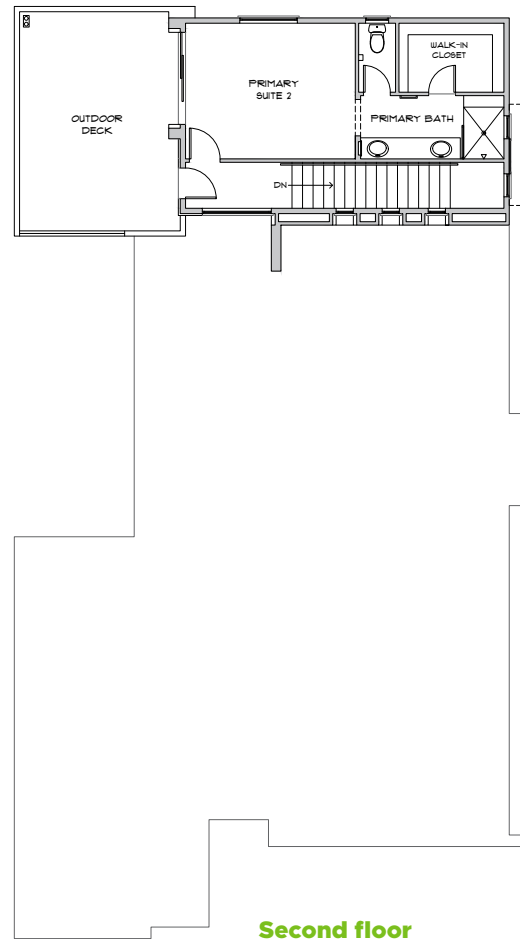
Glass Enclosed Office or Wine Room

Cocktail Pool & Spa

2 Car Garage



First floor



Second floor

Due to a policy of continued enhancement or necessitated changes in the construction process, Far West Industries reserves the right to change price, design and specifications without prior notice or obligation. All square footages are approximate only. The floorplans, home elevations and colors, landscaping and site plans are an artist's depiction. Size, number and location of windows, front entries and doors may vary per plan and/or elevation. Views vary per homesite location. All imagery is representational and does not depict specific building views, orientation, mass or future amenity details. Models or photos do not reflect racial preference. Buyers at e'lan will automatically become members of the e'lan Community Association which maintains all common areas including private streets, mail boxes, and common area landscaped areas. Shine New Home Sales. DRE #02096391

THE BEST IN  
**MODERN LIVING**



## SINGLE FAMILY FEATURES LIST

### MODERN & BOLD

#### Indoor/Outdoor Living

- Within walking distance of desirable, retro chic downtown Palm Springs
- Each home features its own private pool and spa
- Dog park for furry friends
- Bocce ball court
- Large multi-stacking 20 foot wide glass door framed in dark bronze opens up indoor/outdoor living
- Second floor decks (Residence 2 & 3)
- Entertainment-ready, shade-covered outdoor living space pre-wired for speakers (all Residences)
- Modern streetscape with bold elevations integrating a variety of stone veneer, tile and low maintenance stucco
- Front yard drought-tolerant desert landscaping with automatic sprinklers
- Fee land – you own the land
- 2 x 6 fully insulated exterior wall construction all living areas
- Two-car fully-finished garage highlighted by luminant modern 8' white glass doors encased in dark frames
- Wi-Fi garage door opener with camera and Amazon MyQ/key, providing peace-of-mind in-garage package delivery
- Handsome 8' decorative fiberglass entry door complemented by brilliant Kwikset Tavaris® chrome finish exterior entry hardware w/Halo® automated Wi-Fi deadbolt
- Energy-efficient 5.6KW solar system included in all residences
- Indoor/outdoor wet bar with bifold window (Residence 2)
- Ring Pro® wireless doorbell w/ app control
- Illuminated address lights and modern exterior lighting
- Quality Milgard Trinsic windows framed in dark bronze color inside and out
- Textured paver driveway

### ENTERTAINING INTERIORS

#### Free-Flowing Style

- Elegant contemporary 8' interior doors complemented by stylish Kwikset Montreal polished chrome lever hardware – Some floorplans have 6' 8" doors in some locations
- Romantic 42" gas fireplace in great room
- Easy maintenance ceramic tile in entryway, great room, kitchen, halls and baths (12" x 24")
- Designer selection of plush wall-to-wall carpeting in bedrooms and closets
- Baseboards in 5" high contemporary style
- Modern smooth drywall finish
- Decora® rocker light switches throughout with screwless plates

- Decora tamperproof duplex receptacles with screwless plates
- LED recessed lighting throughout
- Convenient USB outlet in kitchen, primary suite(s), tech/desk areas
- Cable/data pre-wiring in great room
- Security system is pre-wired
- Pre-wired for speakers at great room and pool area
- Pre-wired for 2 Wi-Fi access points to maximize the availability of the Wi-Fi
- Pre-wired for ceiling fans in all living areas and bedrooms
- Two Leviton Wi-Fi light switches
- Structured wiring hub in primary closet
- Flat panel TV conduit provided in great room
- Western Pottery® elongated comfort height toilets throughout
- Beautiful Daltile® quartz countertops throughout
- Interior fire sprinkler system and hardwired smoke/carbon monoxide detectors installed for safety

### CONTEMPORARY KITCHENS

#### Social Hub

- Exquisite Daltile® quartz countertops (2cm) with flat polished edge detail (4cm) and 8" backsplash (3 color choices)
- Stunning waterfall kitchen islands
- Thermador® stainless steel appliance package:
  - 48" Gas range, 6 burners, griddle and double oven
  - Pyramid wall canopy hood
  - 30" microwave drawer
  - Ultra-quiet dishwasher
- Cabinets designed for a 42" refrigerator opening
- Pre-plumbed for automatic ice maker connection in refrigerator area
- InSinkerator® garbage disposal with counter-top air-switch
- Large single basin 18-gauge stainless steel sink
- Delta® polished chrome pullout designer faucet
- Contemporary Thermofoil flat panel cabinetry (choice of 3 colors), adjustable shelves, natural maple interiors, dove tail drawer boxes and soft close hinges
- Concealed recycle trash bin



THE BEST IN  
**MODERN LIVING**

## SINGLE FAMILY FEATURES LIST

### TRANQUIL PRIMARY SUITES

#### Personal Haven

- Resortwear-ready walk-in closets—everything in its proper place
- Custom Thermofoil cabinets (36" high) with maple interiors, dove tail boxes and soft close hinges
- Daltile® quartz countertop (2cm) with flat polished edge detail (4cm) and 6" back splash to match (3 color choices)
- Delta® Ara Collection widespread faucets in brilliant chrome finish
- Dual Western Pottery® undermounts sinks
- Western Pottery comfort height elongated toilets
- Recessed shower with beautiful 1/2" glass panel, square tile-in drain and shower bench

### GENEROUS SECONDARY BATHROOMS

#### Guests | Office | In-law

- Custom Thermofoil cabinets (36" high) with dove tail boxes and soft close hinges
- Daltile® quartz countertop (2cm) with flat polished edge detail (4cm) and 4" back splash to match (3 color choices)
- Western Pottery® under-mount sink(s)
- Delta® Ara Collection single lever faucets in brilliant chrome finish
- Western Pottery comfort height elongated toilets
- Recessed shower with beautiful 3/8" glass panel, square tile-in drain and comfort shower bench

### ENERGY-WISE LIVABILITY

#### Beautiful & Smart

- Weather-stripping on all exterior doors
- R-38 roof insulation and R-15 and R-21 wall insulation (varies by wall)
- Water-efficient plumbing fixtures
- High efficiency toilets
- Title 24 energy efficient compliant
- Variable speed pool / spa pump
- Energy Star® rated dishwasher
- Low VOC interior paint and caulking
- Beautiful and efficient dual pane Low E vinyl windows
- Motion sensor-driven light switches in bathrooms
- Energy efficient Noritz® tank-less water heater w/built in recirculation pump
- Ultra-quiet high efficiency 17 SEER electric heat pump with air handler

- High efficiency mini split heating and air unit at Primary Suite 2 and Casita (Residence 2 and 3)
- Emerson Sensi Wi-Fi thermostat
- "Tight" HVAC ducts to reduce air loss
- Pre-sleaved for future EV charger
- Solar electric system driving energy efficiency
- One coat stucco system with R4 continuous exterior wall insulation

### SMART HOME FEATURES

#### Safe & Secure

- Ring Pro® wireless doorbell w/ app control
- Two Leviton® Wi-Fi light switches w/ app control
- Emerson Sensi Wi-Fi thermostat
- Kwikset Halo® automated Wi-Fi deadbolt
- Lift Master Wi-Fi garage door opener with camera MyQ/ Amazon key

### CUSTOMIZING OPTIONS

#### Personal Style

- Designer-selected flooring
- Countertops in an array of choices including granite, marble, quartz and more
- Shower surrounds and pans
- Built-in refrigeration/freezer columns
- Custom refrigerator and dishwasher cabinetry panels to match cabinets
- Laundry room upgrades inclusive of appliances, cabinetry and shelving
- Personalize your home with entertainment and security options such as: built-in speakers, video cameras, intercom system, Wi-Fi lighting and more
- Electrical upgrades
- Pool / spa customizable upgrades
- Cabinet upgrades in high gloss and an array of flat panel colors
- Undercabinet lighting at Primary Suites and Powder room
- Other enhancing options (see sales representative)
- Built in outdoor shower
- Outdoor kitchen for optimal entertaining (Residence 3)
- Display window or glass garage door available in Plans 2 and 3

Due to a policy of continued enhancement or necessitated changes in the construction process, Far West Industries reserves the right to change price, design and specifications without prior notice or obligation. All square footages are approximate only. The floorplans, home elevations and colors, landscaping and site plans are an artist's depiction. Size, number and location of windows, front entries and doors may vary per plan and/or elevation. Views vary per homesite location. All imagery is representational and does not depict specific building views, orientation, mass or future amenity details. Models or photos do not reflect racial preference. Buyers at e'lan will automatically become members of the e'lan Community Association which maintains all common areas including private streets, mail boxes, and common area landscaped areas. Shine New Home Sales. DRE #02096391





MURANO



ICON



ESTANCIAS



MURANO

## Far West Industries

Our **Far West Industries** team collectively brings over 80 years of professional experience to the home building industry. We foster the unique company strategy to produce homes and communities utilizing quality materials, state-of-the art technology and superior craftsmanship. Value and integrity is the basis of all that we do; that's why Far West Industries is one of Southern California's premier home builders. Our team is committed to doing things right every step of the way, so you can feel confident about your new home purchase.

For over 4 decades, Far West Industries has developed homes and communities to suit the lifestyles of individuals, couples and families. Find your future in a Far West Industries home.

We build more than just homes, we turn dreams into a reality.



See About the Builder Here

**BUILDING  
BETTER LIVES**

THE BEST IN  
**MODERN LIVING**

e'lan  
SOUTH PALM SPRINGS



THE BEST IN  
**MODERN LIVING**



Find Us Here



Another new home community  
brought to you by



*Building Better Lives*

124 OBSIDIAN LOOP S., PALM SPRINGS, CA 92264

LIVEeelanPalmSprings.com  
760.992.3317

Due to a policy of continued enhancement or necessitated changes in the construction process, Far West Industries reserves the right to change price, design and specifications without prior notice or obligation. All square footages are approximate only. The floorplans, home elevations and colors, landscaping and site plans are an artist's depiction. Size, number and location of windows, front entries and doors may vary per plan and/or elevation. Views vary per homesite location. All imagery is representational and does not depict specific building views, orientation, mass or future amenity details. Models or photos do not reflect racial preference. Buyers at e'lan will automatically become members of the e'lan Community Association which maintains all common areas including private streets, mail boxes, and common area landscaped areas. Shine New Home Sales. DRE #02096391



e'lan  
SOUTH PALM SPRINGS