



Four units  
3 bedroom, 2.5 baths,  
1362 sq ft per unit  
5448 sq ft total

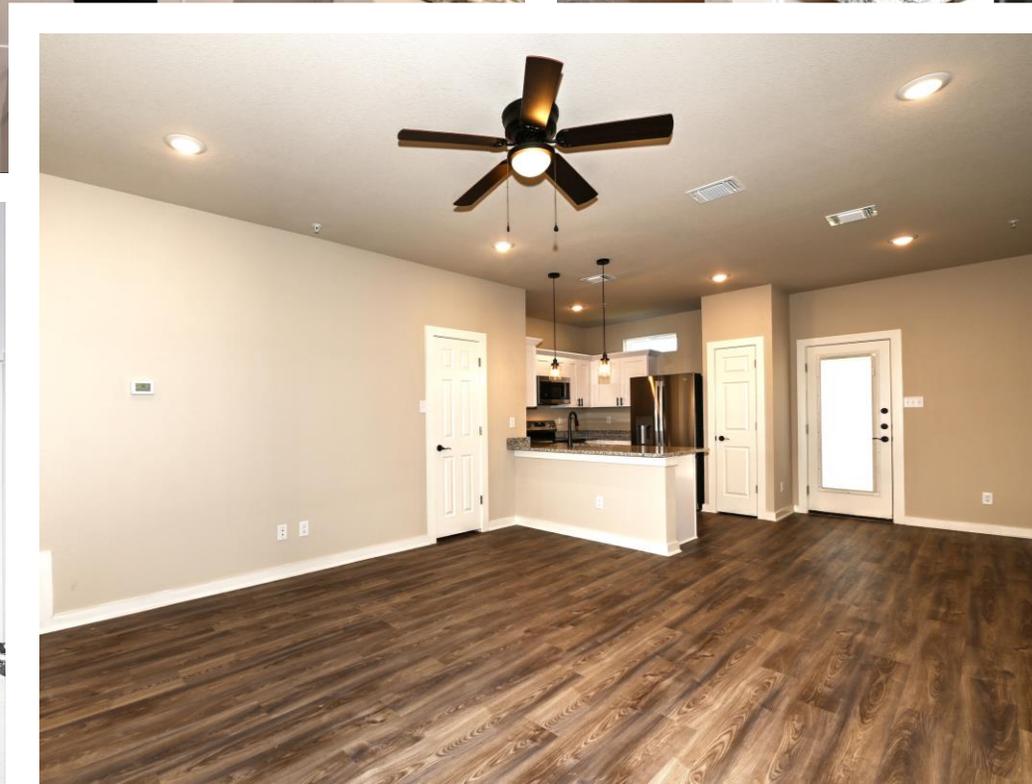
Palo Alto Cove  
\$965,000

FINANCING  
WITH  
3.75%  
INTEREST!



Palo Alto Cove is a brand-new fourplex community of contemporary Townhomes offering modern comfort and convenience in vibrant South San Antonio.

Our residents will enjoy high-end finishes such as granite countertops, stainless steel appliances, vinyl plank flooring, energy-efficient HVAC with a programmable thermostat, garage door openers, a programmable irrigation system, and EV charging plugs. These townhomes offer a perfect blend of luxury and functionality. Major attractions like The Alamo and the iconic Riverwalk are just 15 minutes away. Surrounded by growth and opportunity, Palo Alto Cove is near Texas A&M-San Antonio, Palo Alto College, and recent business expansions such as Toyota Texas, TJ Maxx distribution, JCB manufacturing, and San Antonio's newest University Hospital, all just minutes away. Don't miss out on this fantastic investment opportunity at PALO ALTO COVE in South San Antonio!





# SPECIFICATIONS

- LOW E VINYL WINDOWS
- HARDY PLANK SIDING
- SHERWIN WILLIAMS PAINT
- 20 YR 3 TAB SHINLES
- KNOCKDOWN TEXTURE THROUGHOUT
- SUBWAY TILE SHOWERS
- VINYL PLANK FLOORING IN THE LIVING, DINING, KITCHEN, AND BATHS
- CARPET ON STAIRS AND IN BEDROOMS
- LED DISC LIGHTING THROUGHOUT
- CEILING FAN IN THE LIVING ROOM AND PRIMARY BEDROOM
- SECONDARY BEDROOM ARE BLOCKED AND WIRED FOR CEILING FANS
- STANDARD DOORBELL (NO CAMERA)
- GARAGE DOOR OPENER INCLUDED
- SIX FOOT CEDAR PRIVACY FENCE
- OIL RUBBED BRONZE WATER FIXTURES IN SHOWERS AND SINKS
- 50 GALLON WATER HEATER
- GARBAGE DISPOSAL INCLUDED
- PRE-PLUMBED FOR WATER SOFTENER
- SHAKER WHITE CABINETS IN KITCHEN AND BATHROOMS WITH SOFT CLOSE DRAWERS AND CABINETS
- GRANITE COUNTERTOPS WITH FOUR INCH BACKSPLASH
- 2 INCH FAUX WOOD BLINDS
- ELECTRIC CAR CHARGER IN THE GARAGE
- 15.2 SEER HVAC WITH PROGRAMABLE THERMOSTAT
- R13,R19,R38 AND POLY SEAL INSULATION
- PROGRAMABLE IRRIGATION SYSTEM
- STAINLESS STEEL APPLIANCES INCLUDING STOVE, DISHWASHER, MICROWAVE & REFRIGERATOR
- FIRE SUPPRESSION SYSTEM
- SMOKE ALARM AND CO DETECTOR

# AREA HIGHLIGHTS

## Toyota Texas to Expand and Add More Than 400 New Jobs

June 21, 2024

*\$531 million investment boosts plant's capabilities; reinforces commitment to stable employment*

**SAN ANTONIO (June 21, 2024)** –Toyota Texas is expanding its footprint with a \$531 million investment bringing more than 400 new, high-quality jobs to San Antonio. The new on-site 500,000-square-foot facility will be dedicated to drivetrain parts production, further affirming Toyota's commitment to reinvesting profits in its U.S. operations

[FULL ARTICLE HERE](#)

Texas A&M University–San Antonio is a public university in San Antonio, Texas. It is part of the Texas A&M University System. The university was established on May 23, 2009, and held its first classes as a stand-alone university on August 20, 2009.

**Enrollment 2021–22**  
6,234 undergraduate students

[TEXAS A&M SAN ANTONIO](#)

Palo Alto College is a public community college in San Antonio, Texas. It is one of five separately accredited colleges in the Alamo Colleges District

**Enrollment 2021–22**  
7,624 undergraduate students

[PALO ALTO COLLEGE](#)

**SA growth: TJ Maxx center adding 1,000 new jobs on south side** [FULL STORY HERE](#)

**DOWNTOWN SAN ANTONIO AND RIVERWALK ARE 15-20 MINUTES AWAY** [GO DOWNTOWN](#)



# PALO ALTO AT SOUTH SAN ANTONIO TX

