



Frequently Asked Questions

How many homes are in the community?

There are 11 single family residences to be built within the community. We have two floor plans, 2575 square feet and 2845 square feet that each offer 4 bedrooms, 2.5 bathrooms and a 3-car tandem garage. The larger plan also includes a den or flex room. Homesites range from 6,000 to nearly 16,000 square feet and wide enough to accommodate RV parking on specific homesites.

Is there a Homeowners Association (HOA) and what are the dues?

Yes, the Paragon Park Vistas Association dues are projected at approximately \$241 per month, and may change over time and as the community is sold. HOA dues include front yard maintenance, common area landscape maintenance/water/electricity/pest control, HOA management and capital reserves.

Will the homes have a warranty?

Yes, Paragon Life Builders provides a warranty for workmanship and materials during the 1st year of ownership, and a warranty for systems (electrical, plumbing, HVAC) during the 1st and 2nd years of ownership. Additionally, Paragon Life Builders purchases a structural warranty at the close of escrow on behalf of the homeowner, which provides for structural coverage of qualified defects for years three through ten of ownership.

Do you offer a Broker co-op program?

Yes, we currently offer a Broker co-op fee. Please note that all clients must be registered upon the prospective Buyer's first contact with a Paragon Life Builder representative to participate.

Do I need a real estate agent to purchase a home at Paragon Park Vistas?

While we welcome working with real estate agents it is not a requirement to have a real estate agent to purchase a new home at Paragon Park Vistas. The good news is that our sales counselor is here to help you every step of the way throughout the home buying experience. We understand buying a new home is a significant purchase, so our team is here to help address your questions along the way, and even after you move-in.

Which schools will children attend?

The elementary school is Sue Morrow Elementary School, the middle school is Brown Mahlon Middle School, and the high school is Basic Academy. Please call the Clark County School District to verify information as boundaries and availability are subject to change without notice.

What is the deposit and costs required to purchase a home at Paragon Park Vistas?

A \$10,000 earnest money deposit is required and payable to First American Title Company. Buyers are responsible for the following closing costs: all lender related costs, real estate transfer tax, ½ the escrow fee, owner's and lender's title policy costs, plus all HOA related fees.

Do I need to be pre-approved with Paragon Life's preferred lender?

Yes, all prospective buyers need to provide a pre-approval letter from the builder's preferred lender, loanDepot. There are incentives available if a buyer closes the loan with loanDepot. For cash offers, proof of funds will be necessary. Ask your sales counselor for more details.

What kind of interior upgrades and/or options do I get to select for my new home?

When it comes to personalizing your new home, it will depend on the construction stage of the particular home(s) you are interested in. Options include cabinets, countertops, flooring, appliances, a second refrigerator, a beverage refrigerator, pendant lights, a service door at the garage, and more. Please ask your sales counselor for more details.

What are the most notable amenities within Paragon Park Vistas and nearby?

Paragon Park Vistas is nestled in the Foothills of Henderson near the base of River Mountain. Your future home is just a quick trip to Water Street District, the historic heart of Henderson. Sprinkled with restaurants, local breweries and boutique storefronts, Water Street District includes community events like weekly Farmer's Market, festivals, parades and more. Lifeguard Arena in Henderson, the facility located smack dab in the middle of Water Street, serves as the practice home of the Henderson Silver Knights and a community ice skating hub for Henderson residents. Also, nearby:

- City of Henderson Heritage Park and the Aquatic Center is located directly across from Paragon Park Vistas.
- Three City of Henderson Recreation Centers are located within a 2.5-mile radius: Valley View Recreation Center, Downtown Recreation Center, Black Mountain Recreation and Aquatic Complex.
- Surrounded by hiking and bicycle-friendly roads and trails.
- 30-minute drive to depression-era engineering marvel Hoover Dam offering scenic views of the Colorado River and Lake Mead.
- Less than 2-miles away, take a step back in time and see a little snippet of Clark County at the Clark County Museum.

- Approximately 20 minutes to magnificent Lake Mead National Recreation Area
- Approximately 24 minutes to the Harry Reid International airport
- Approximately 25 minutes to the Las Vegas Strip

Is there shopping, dining and resources nearby?

Paragon Park Vistas is approximately 20 minutes from the Las Vegas Strip and McCarran International Airport. Galleria at Sunset and The District at Green Valley Ranch are approximately 15 minutes away.

Paragon Park Vistas is 20 minutes from the Las Vegas Strip! Less than a 10-minute drive will take you to Lake Mead Crossing or the Galleria at Sunset and The District at Green Valley Ranch are a close 15 minutes away. Within a five-mile radius, you will be able to find everything from casual, fast food to 5-star fine dining.

Selected floor plans, features and square footage of individual homes may vary from illustrations. Pricing, plans, features, square footage and other facilities are subject to change by the Developer, at its sole discretion, without notice.

