

## Pismo project, started in '13, nears finish

By Danielle Ames The Tribune (San Luis Obispo)

A 32-unit residential development, Vistas at Pismo Village by Coastal Community Builders, under construction since late 2013, is nearing completion in the heart of downtown Pismo Beach at Price Street and Wadsworth Avenue.

Sixteen units are stand-alone single-family homes and 16 are attached townhomes clustered into two sections, one with seven townhomes and the other with nine townhomes. There are also two commercial spaces designed for patio restaurants and retail stores that are being built as a separate project by Ty Martin and Rick Gambrel.

The homes feature three design styles: California Craftsman, Modern and Seaside. The California Craftsman homes have traditional rock with earth tones, the Seaside homes are painted vibrant colors offset by a white metal roof and the square-lined Modern homes are painted gray, charcoal or off-white.

The seven floor plans range from 1,324 square-feet to 1,751 square-feet. The single-family homes and the townhouses all are three stories with a rooftop deck, with three bedrooms and two-car garages. All have 3.5 baths, except for the smallest townhome floor plan, which has 2.5 baths.

Of the 32 homes, only eight are still available to buyers. Five houses have been built, and residents have moved in. The expected completion date of the entire project is late 2015 or early 2016.

Houses are being sold in the mid-\$600,000 range.

Vistas at Pismo Village

Owner and contractor: Coastal Community Builders, president Gary Grossman

Architect and engineer: RRM Design

Project cost: Not disclosed

Expected completion date: Late 2015 to early 2016