



# PRISM



## FEATURES

- 3 Bedrooms • 3.5 bathrooms • 2-Car Garage • 1,541 - 1,704 SqFt
- Modern Design • 15 Single-Family Homes • Walk-in Closets
- Structurally Independent • No Shared Walls • Skylights
- Low Maintenance Association Dues



### <Multi-Faceted Living>

x(15) Tri-level modern dwellings with private balconies, ground floor bedrooms, private rear yards, walk-in closets, attached two-car garages, community guest parking and a 10-year limited builder warranty. Interiors feature sleek modern finishes, quartz and E-stone countertops, a smooth drywall finish, soft-closing cabinets and modern hardware, and chrome plumbing fixtures. Armstrong laminate flooring is included in common living areas and master bathroom showers feature designer tile and skylights. Residents will enjoy close proximity to local retail shops and restaurants along Eagle Rock and York Blvds, biking to Occidental College and nearby LA River, and quick access to Glendale Freeway (CA-2).

### <Tech Savvy>

Smart home features include the popular Nest Thermostat, USB port outlets, and Kevo keyless entry with Ring doorbell. Units are pre-wired for optional security intercom and in-house networking systems.

### <Energy Saving Amenities>

Save energy with a tankless water heater, Energy Star rated Milgard Low "E" dual pane windows, and energy-efficient Bosch appliances. PRISM's Community landscape features drought-tolerant xeriscaping.



## SITE PLAN

4359 Toland Way  
Los Angeles, CA

