



Residential Retreat

A new enclave in Rio Rancho caters to all types of buyers

By Heather Shoning

Jane by Abrazo Homes

Courtesy Abrazo Homes

Tucked away in the heart of the rapidly expanding Broadmoor corridor in Rio Rancho, Scottish Isle is a thriving new community offering the perfect blend of affordability, convenience and modern living. Strategically positioned just 25 minutes from downtown Albuquerque, the community provides easy access to shopping centers, restaurants and essential services such as medical facilities and top-rated schools while ensuring a perfect balance of suburban tranquility and urban accessibility.

Designed to cater to individuals and families at every stage of life, this 120-lot community provides a range of high-quality homes with thoughtful floor plans and energy-efficient features, making it an ideal choice for prospective homeowners in Rio Rancho. The community is split evenly between local builder Abrazo Homes and national builder Richmond American Homes, offering a diverse mix of architectural styles to enhance the neighborhood's charm and character.

Abrazo Homes is offering seven floor plans ranging from three to six bedrooms and 1,406 to 3,244 square

feet. Two floors plans are uniquely designed for multigenerational living with two primary en suites on the main floor. "All of our floor plans have structural options to tailor the home to each buyer's needs and wants, from modified bathroom layouts to additional rooms and bathrooms, expanded patios, and more," says Sheena Ramos, the company's marketing director.

Buyers get peace of mind with an Abrazo home. The company prides itself on its "Abrazo Intelligence," which is powered by RIoT Technology, an emerging technology in the home building industry. It monitors indoor air quality, leak detection in the home for minor leaks, plus has a shut-off valve to the home to prevent catastrophic leaks. It also includes EV charging pre-wiring and smart home technology to control lights, the thermostat, locking and unlocking the front door, and more from the convenience of your phone.

Richmond American Homes offers five distinct

Signature Community



Amolite by Richmond American Homes

floor plans in this community ranging from a cozy 1,700-square-foot single-story home to a spacious 3,000-square-foot two-story design, including a mix of three to five bedrooms and up to three-and-a-half bathrooms, allowing for flexible configurations such as additional guest suites or loft conversions to accommodate growing families.

All Richmond American Homes in the community meet Build Green New Mexico standards and are Energy Star 3.2 certified, ensuring long-term sustainability and cost-effective utility savings. Features such as shingled roofs, tankless water heaters, R-23 wall insulation and R-49 ceiling insulation contribute to the homes' efficiency, making them an attractive option for buyers seeking both comfort and sustainability.

Despite the community's intimate size, Scottish Isle boasts a well-designed layout that promotes an open, community-focused atmosphere. The neighborhood includes ample open spaces and an abundance of

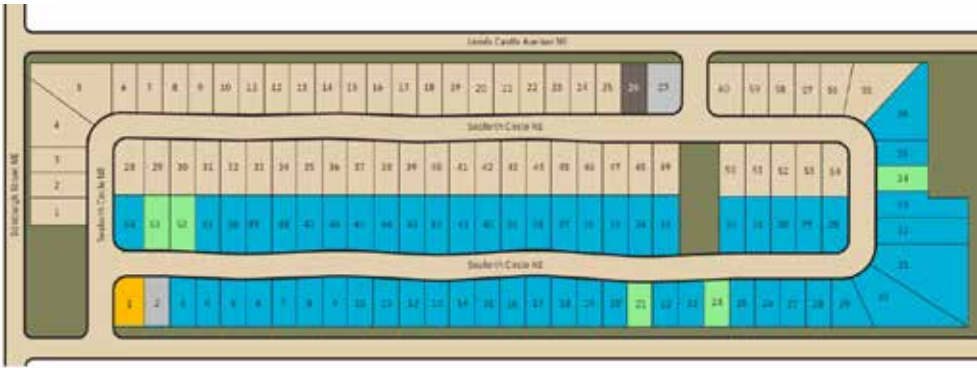


Elderberry by Richmond American Homes

Courtesy Richmond American Homes

Scottish Isle

RIO RANCHO Signature Community



From the Big I, head north on I-25 and exit at 232 for NM 423 west/Paseo del Norte Blvd. NE. Turn right on Unser Blvd NW, right on Northern Blvd. NE. Then left on Broadmoor Blvd. and left on Cardiff Ave. Make a right on Edinburgh St. and right on Hedingham Ave. Turn left on Seaforth Circle.

perimeter lots that offer enhanced privacy, many with scenic views of the Sandia Mountains. The looped street pattern further enhances its residential appeal, fostering safety and an inviting environment for residents to enjoy.

Scottish Isle homes are designed with both aesthetics and functionality in mind. Variations include garage door styles, window designs, stone accents and gable features, ensuring the neighborhood maintains a diverse and inviting streetscape. Additionally, the homes' top-notch finishes include solid surface countertops, ceramic tile, complete appliance packages and more.

"We have a really good mix of homes between the two builders that makes the community very attractive," says Ashley Lawrence, director of purchasing for Richmond American Homes' New Mexico division. Both builders provide plenty of speculative inventory for buyers to choose from, with Abrazo Homes reserving 25 percent or more of its lots for ground-up construction, creating a balanced collaboration within the community.

With this thoughtfully designed community, its variety of floor plans, and the commitment of both builders to energy-efficient living, Scottish Isle is set to become a sought-after destination in Rio Rancho.

Abrazo Homes, abrazohomes.com

Richmond American Homes, richmondamerican.com



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