

## AMLI on Riverside



AMLI on Riverside is ideally located minutes from outstanding dining, shopping and entertainment. Recreational opportunities also surround our brand new Las Colinas apartments with miles of trails and several golf courses within minutes. Downtown Dallas, DFW International Airport and Dallas Love Field are within a 15 minute drive of our apartments in Las Colinas.

Residents of AMLI's Las Colinas Urban Center apartments enjoy outstanding amenities including a resort-style pool with private poolside cabanas and lounge seating, outdoor pavilion with kitchen and television, resident lounge with java bar, 24-hour fitness center, business center and conference room. Our pet-friendly community also offers an off-leash dog park and paw wash.

AMLI's Las Colinas apartments offers efficiency, one-bedroom, two-bedroom and three bedroom floor plans that feature gourmet kitchens with stainless steel appliances, espresso cabinetry, slab granite countertops and penny round tile backsplashes; plank flooring; ceiling fans; oversized garden tubs; spacious patios/balconies; and much more. Our apartments in Las Colinas also offer unique two-story townhomes with fenced yards and two-car garages.

Living at AMLI on Riverside is a choice to make a positive impact on the environment, reduce resident utility costs and embrace a healthier lifestyle because our Las Colinas Urban Center apartments have been certified at LEED® Gold.

### SIMPLIFIED LIVING

AMLI residents reap the benefits of exceptional customer service, convenient resident programs, a dedication to the surrounding community, and a worry-free living experience.



### AMLI ON RIVERSIDE

310 Gran Via  
Irving, TX 75039  
Phone: (844) 878-7692  
riverside@amli.com

### HOURS

Mon-Sat 10:00 AM-6:00 PM  
Sun 12:00 PM-5:00 PM

### APARTMENT FEATURES

- Gourmet kitchens with stainless steel appliances
- Elegant slab granite countertops with undermount sinks in kitchens and baths
- Espresso kitchen cabinets with satin nickel hardware
- Timeless penny round tile backsplashes
- Plank flooring in entries, kitchens and living/dining areas
- Hard surface flooring throughout\*
- Designer lighting package with pendant lights in kitchens
- Ceiling fans in living rooms and bedrooms
- Oversized garden tubs with tile surrounds
- USB outlet in master bedroom for charging electronics
- Programmable thermostats
- Built-in computer desks\*
- Spacious patios and balconies, some with fenced yards and storage
- Full-size washer/dryer connections
- Washers and dryers\*
- Unique 2-story townhomes with fenced yards and two-car garages available

\* in select AMLI apartment homes.

### COMMUNITY AMENITIES

- Certified at LEED® Gold
- Breathesasy® smoke-free community -- inside and out
- Landscaped courtyard with resort-style swimming pool
- Outdoor pool pavilion with kitchen and television
- Private poolside cabanas with lounge seating
- 24-hour fully-equipped fitness center
- 24-hour business center and conference room
- Resident lounge with java bar featuring Starbucks coffee
- Pet-friendly community with off-leash dog park and paw wash
- Covered parking available in 2-level parking deck
- 4-story building with elevator access
- 24/7 controlled access Luxer One package room
- Oversized storage units available
- Trash and recycling center
- Exemplary schools including CFB ISD and Uplift North Hills Preparatory
- Direct access to new Lindamood Park
- Adjacent to retail, restaurants and 7-Eleven convenience store



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