



**PACESETTER
HOMES**

A QUALICO Company

Community Guide

Elevon | Lavon, TX



Tax Rate

Collin County	0.149343
Collin College	0.081220
Community ISD	1.207700
City of Lavon	0.420000

Total 1.858263% + PID*

*Homestead Exemption + PID = 2.12%***

*PID amount varies by homesite size

** Based on a \$400,000 sales price and 50' homesite PID. Homeowner to file separately. Subject to change.

Utilities

Oncor - Electricity	469-837-9788
Atmos - Gas	800-967-5235
Bear Creek & Nevada SUD	800-460-3030
City of Lavon - Sewer	800-585-7928
CWD - Waste Management	
Pavlov - Internet	

Community Amenities

Pool	Playgrounds
Nature Trails	Outdoor Fitness
Dog Park	Fishing Pond
Amenity Center	Green Spaces

Area School Information - Community ISD

Dodson Elementary (3.1 mi)	972-843-6250
300 E Lavon Trail Pkwy., Lavon, TX 75166	
Community Trails Middle (3 mi)	972-843-6650
900 Rosewood Dr., Lavon, TX 75166	
Community High School (5.6 mi)	972-843-6500
440 North FM 1138, Nevada, TX 75173	

Police & Fire

Lavon & Nevada Police Dept.
Lavon & Nevada Fire Dept.

HOA

\$155/month, includes Internet
\$320/month for Twin Home, includes front yard maintenance

Shopping

Tom Thumb, ALDI, Kroger, Target
Shops at Stone Creek



Visit our Model Home

1004 Joy Mill Pl, Lavon, TX 75166

469-871-8212

pacesetterhomestexas.com

The information above is subject to change without notice. Pacesetter Homes is not affiliated with the businesses listed above. Pacesetter Homes cannot guarantee that this community will be serviced by any particular public school/school district, or once serviced by a particular school/school district, that the same school/school district will service the community for a particular period of time. Buyer should independently confirm the above details. 03.17.25

