



Place  
Stamp  
Here

### COMMUNITY FEATURES





- *Executive Business Center*
- *Free Expanded Basic Cable*
- *Free Internet*
- *24 Hour Fitness Center*
- *Dog Park*
- *Resort Style Swimming Pool*
- *Poolside WiFi*
- *Picnic & BBQ Area*
- *Sports Court*
- *Clothes Care Center*
- *China Spring ISD*

**Tel: (254) 836-8700**

**Fax (254) 836-8701**

Email: [TheRiviera@MyApartmentHome.com](mailto:TheRiviera@MyApartmentHome.com)

Website: [www.MyRivieraApts.com](http://www.MyRivieraApts.com)

-  /MyRivieraApts.
-  @rivieraapts\_
-  +RivieraApartmentsWaco
-  @MyApartmentHome



## *Spacious 1 & 2 Bedroom Apartment Homes*

**9900 China Spring Rd.  
Waco, Texas 76708**

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## INTERIOR AMENITIES

- *Spacious 1 & 2 Bedroom Floor Plans*
- *Full sized Washer/Dryer connections*
- *Ceiling Fans in living room & bedrooms*
- *9' Ceilings & crown molding*
- *Speciality Flooring Options: Ceramic Tile, Hardwood or Stained Concrete*
- *Charming Patios & Balconies with great views*
- *Built in desk with shelves*

\* Available in select homes only



### Directions:

From IH35 exit Lake Shore Drive (FM 3051) heading West. Follow Lake Shore Drive approximately 3 miles and turn right on Steinbeck Bend Drive. Follow Steinbeck Bend Drive for approximately 2.5 miles and turn right on China Spring Road (also called FM 1637 or N. 19th Street). Follow China Spring Road for 3 miles. The Riviera Luxury Apartment Homes will be on your left.

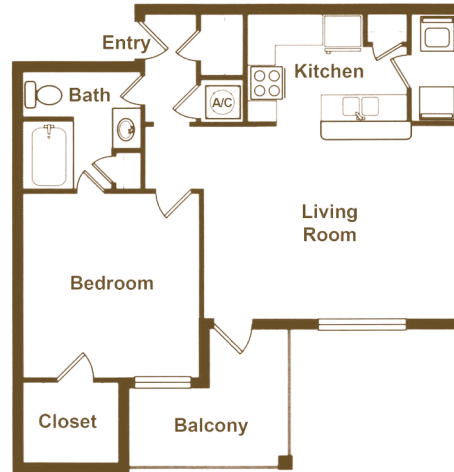
**Welcome home!**

## THE NICE

847 Square Feet

1 Bedroom, 1 Bath

Rent \$ \_\_\_\_\_ Deposit \$ \_\_\_\_\_

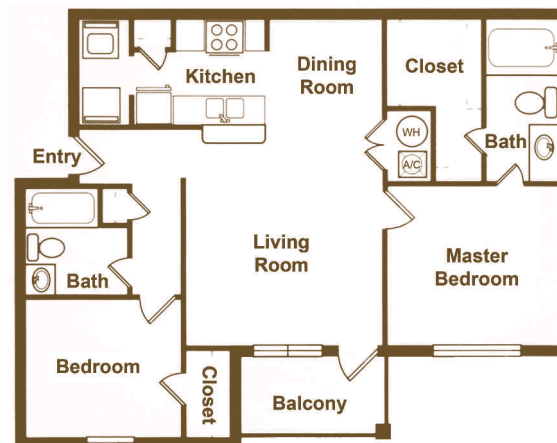


## THE CHATEAU

975 Square Feet

2 Bedroom, 2 Bath

Rent \$ \_\_\_\_\_ Deposit \$ \_\_\_\_\_

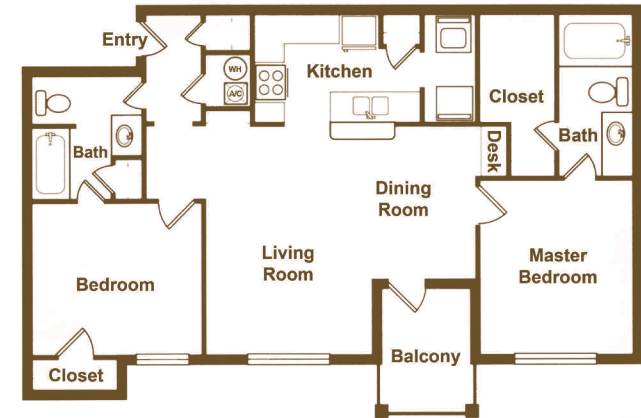


## THE MONACO

1025 Square Feet

2 Bedroom, 2 Bath

Rent \$ \_\_\_\_\_ Deposit \$ \_\_\_\_\_

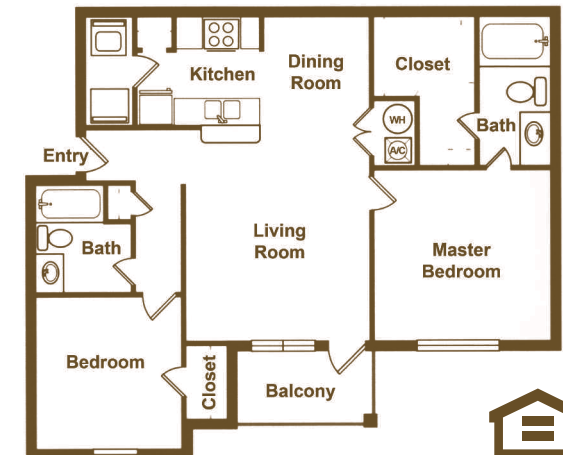


## THE MONTE CARLO

1062 Square Feet

2 Bedroom, 2 Bath

Rent \$ \_\_\_\_\_ Deposit \$ \_\_\_\_\_



\* All square footage is approximate.

