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RIVER'S END LOT DESCRIPTIONS AND PRICING:

ALL LOTS HAVE LEVEL 3 SOIL TESTS ON FILE AND UNDERGROUND UTILITIES, INCLUDING FIBER INTERNET, TO THE LOT.

LOT 1: This is a very nice, wooded, 12.3 acre lot with a year-round flowing stream. It has a rolling terrain and beautiful woodlands and there are several great homesites on this lovely property. It's priced as a 10 acre lot with a 2 acre bonus due to the long, narrow frontage on the left side of the lot which is pretty, but would not be buildable. \$123,600.00

LOT 2: Gorgeous 10.2 acre wooded lot that gently slopes down to a nice, year-round stream near the rear of the property. This lot has been recently mulched and has several great homesites that would be perfect for a walkout basement and a deck for viewing the wildlife passing through your own private woodlands to the creek. \$122,500.00

LOT 3: This is a gently sloping, 10.6 acre lot with a beautiful, year-round creek, established hardwoods and pines, and some of the biggest elm trees you will find. mature trees. There are several nice homesites on this lot, even overlooking the creek so you can watch the wildlife that come and go. \$119,500.00

LOT 4: This very nice 11.2 acre lot is a deep lot with some wonderful large oaks scattered throughout and a lovely stream running through the rear of the property. You can nestle your dream home deep in the woods on one of the nice hilltop homesites – perfect for that walkout basement. If you want more land, this lot could be combined with Lot 3 to create an extraordinary large-acreage estate. \$125,500.00

LOT 6A: Lot 6A is an exceptional 11.2 acre corner-facing lot with great road frontage and some nice, large hardwoods. There are several nice homesite choices on this lot for your River's End dream home. ~~\$117,600.00~~ **UNDER CONTRACT**

LOT 7: This 23.2 acre property offers the very unique opportunity to build your home in a beautiful, very private, large-acreage setting, while still enjoying the protections and amenities that come with being in a planned development. There are a myriad of building sites on this lot that would allow your family to enjoy gorgeous views of the bubbling brooks and beautiful boulder areas running through the property. This extraordinary lot is located at the end of a quiet cul-de-sac, and slopes down to the kayak launch area and riverfront observation deck in one of the neighborhood common areas. You'll feel like you're far from civilization on this private estate property. \$232,000.00

LOT 9: 33.91 acre RIVERFRONT lot with over 1,000 feet of Apalachee River frontage. Lots of land with a conservation tax break! You can put your boat in and head onto Lake Oconee, enjoy fishing off your own land, or bring your pole over to the community dock/pavilion. \$254,900.00

LOT 14: Very attractive 10.3 acre lot with rolling terrain and lots of mature, gorgeous, hardwoods. Much of the lot is low lying, making for some beautiful spots to tuck a house in the woods. There are also a couple of nice, knoll-top sites that would be great to take advantage of the beautiful views. This is one that you've got to walk around on. It's got some really neat features. \$121,500.00

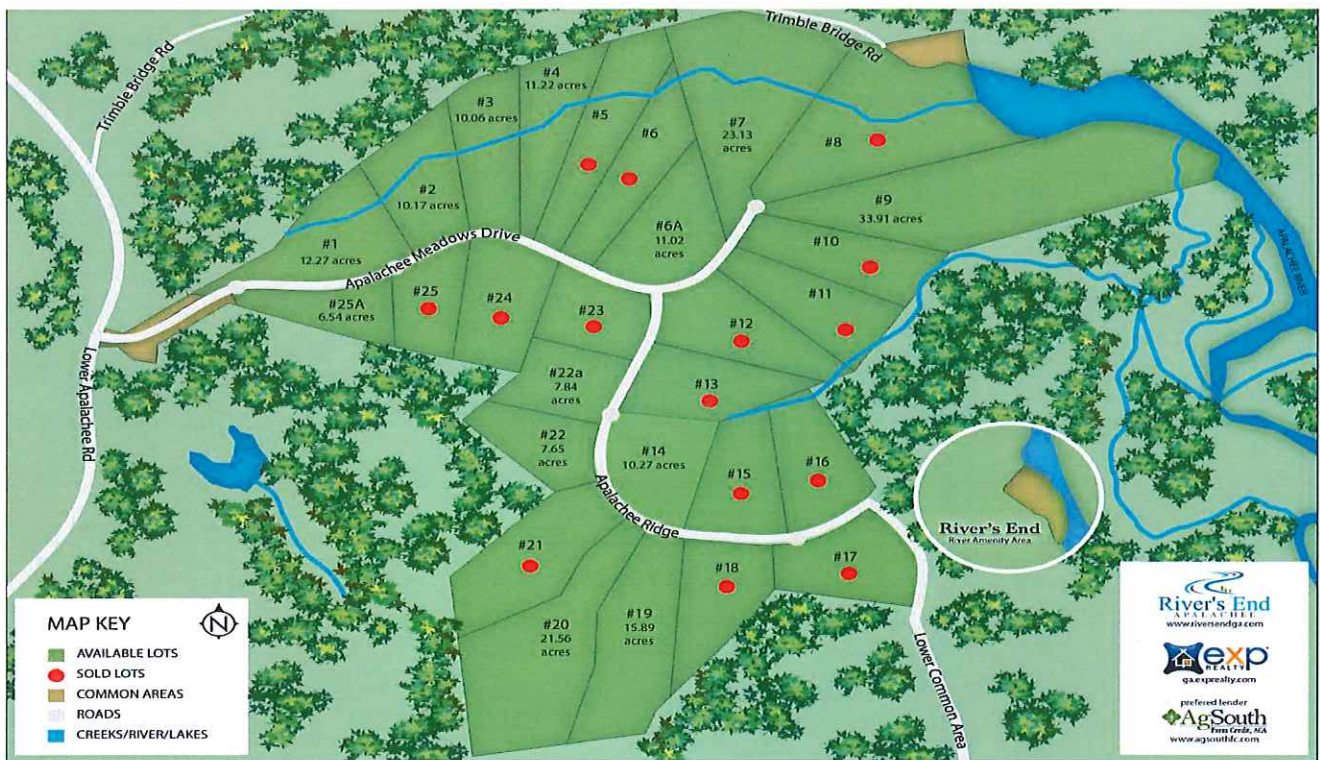
LOT 19: At almost 16 acres (15.9), this gently sloping lot could be suitable for an equestrian estate. There are several great homesites on the property, and plenty of level land that could easily be made suitable for pastures. Lot 19 offers the unique opportunity for you to own a large acre estate, while enjoying the protections and amenities of living in a planned community. \$159,000.00.

LOT 20: This 21.56 acre estate offers beautiful, varied terrain. The front of the lot is level to gently sloping and offers a nice area that could possibly be cleared for pasture. The rear of the lot offers several great homesites overlooking specimen hardwoods and some beautiful natural areas with more rugged, wooded terrain. This lot also offers the rare opportunity of owning large acreage, while enjoying the protections and amenities that come with living in a planned community. You'll truly get the best of all worlds when you build your home on this lot. \$215,600.00

LOT 22: Large hardwoods are scattered across this lovely, gently sloping, 7.7 acre interior building lot. This estate property is great for a basement home, but also has some nice, level areas that could be suitable for pasture with some clearing of recent volunteer growth. The front of the lot slopes gently up before leveling out, giving you great views of the surrounding acreage. \$92,500.00

LOT 22A: This nicely sized and well located 7.8 acre interior lot has young pines scattered amongst the large mature hardwoods. There are some nice level home sites, or a hilltop building site could offer great views of the beautiful woodlands on this lot. The options are there for whatever suits you. ~~\$92,050.00~~ **UNDER CONTRACT**

LOT 25A: Wonderful 6.54 acre lot has been mulched and is ready for you to bring your beautiful house plan! There's a peaceful hilltop building site offering great views, and a nice, level area that could be easily cleared for horse pasture. ~~\$79,900.00~~ **UNDER CONTRACT**



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