



where did you grow up?





NEWLAND COMMUNITIES

At Clarksburg Town Center, I move at my own pace. No matter how busy I am at work, once I get home the tempo slows, the pressure falls away, and I feel totally at ease. That's when I think my real self emerges.





The place I call home.

I will live in a place that is peaceful, yet filled with the energy of nature.

I will select a spot where the footsteps of history echo lightly, to find meaning in respite,
and feel at home with the land. At Clarksburg Town Center, I shall discover the
restorative tonic of community, and listen to the back-beat of the wind.



ALL-STAR CARNIVAL!



Fireflies and music fill the air.

My heart jumps with anticipation as I pass bicyclists and strollers in their unhurried country cadence. In a setting of bright shop awnings, amid the SAVORY scents of fashionable dining, the Summer concert is about to begin. The conductor raises his baton, as I catch sight of my friend. There is no place where I would rather be.





I feel a hidden presence.

Sometimes, from the corner of my eye, I sense motion. When I turn, there is only the swaying of a bough, or the colorful snapping of flags. The hair on my neck stands up, as if picture

a foraging party of Seneca Indians. Or was it John Clarke, who came in the mid 18th Century to trade, and stayed to become a namesake? This is a place where history lives, too.



I like to keep moving.

always tog at the same time every Saturday. There is the couple on their porch with the baby. Can she be a year old already. There are the twins on their scooters. Modern kids sure get authorized before you know it. It makes you appreciate a place like Oak Springs town center where you must only need an automobile to get around. Hey Tommy I see you got some Strawberry ice cream. Can I have some?





Nature is always eternal for me.

There is a wildness in my spirit which can only be soothed by open spaces. Whether I go to Little Bennett Park with my family, my friends or alone, there always comes a moment when THE WORLD SLOWS DOWN for me. I feel as though the hawk overhead has been there forever and that the forest is filled with the hushed expectancy of a sacred place.

master plan

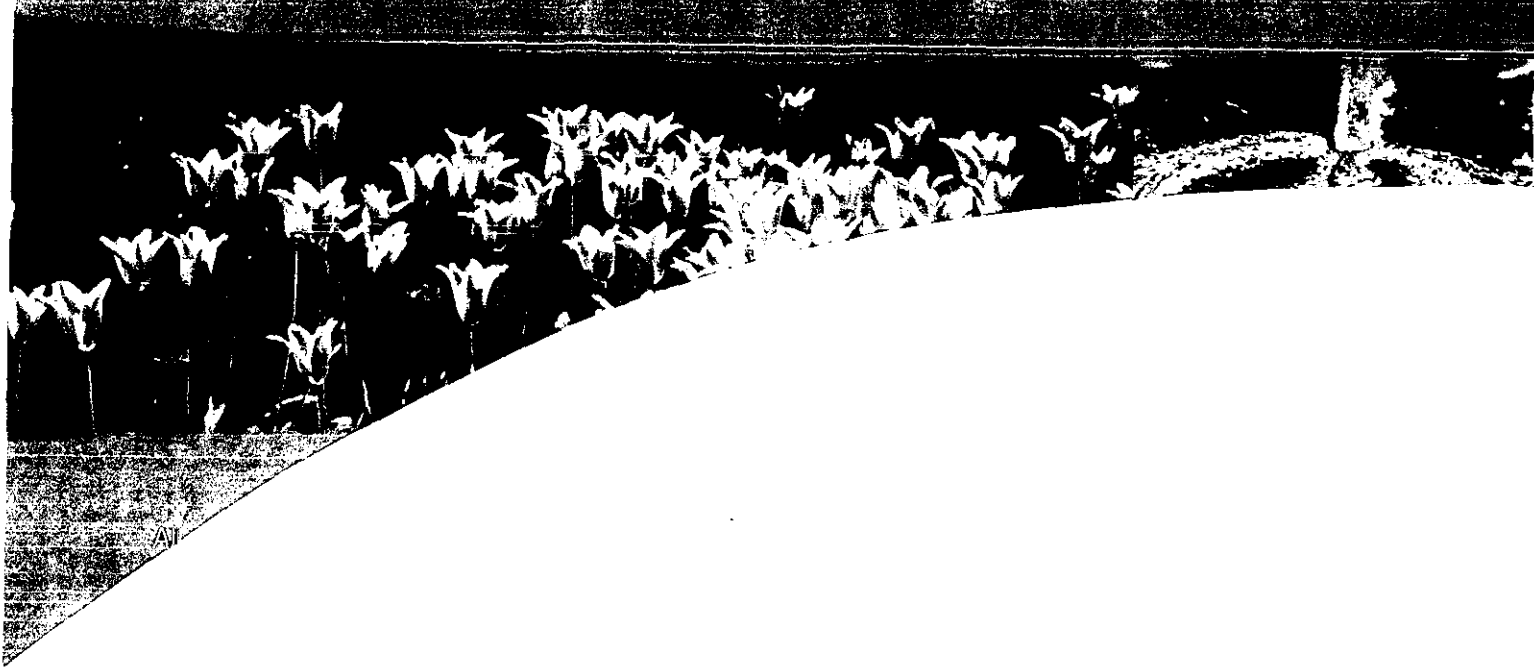
education

amenities



NEWLAND COMMUNITIES

Model Home Map Guide



Homes within the Clarksville Town Center community are constructed and sold by builders not affiliated with **NEWLAND COMMUNITIES** which does not guarantee or warrant the obligations of construction or zoning by such builders. Prices, specifications, future development and plans represent present intent of the developer and builders and are subject to change without notice.



streetscapes, as new as today and as timeless as the historic town of Clarksville.

With superior features and options, these model homes are set in traditional

All new designs by the area's leading homebuilders combine spaciousness



Model Home Map Guide

Now Selling



PORTEN HOMES
Single Family Homes
(301) 686-1955



MILLER & SMITH
1920's Collection Single Family Homes
(240) 686-1933



CRAFTSTAR HOMES
Garage Townhome Condominiums
(240) 686-0099



CRAFTSTAR HOMES
Luxury Townhomes
(240) 686-1940



NVHOMES
Grand Towne Residences
(240) 686-1944



MILLER & SMITH
The Grand Regents Collection Townhomes
(240) 686-3571



BOZZUTO HOMES
3- and 4-Story Condominiums.
(301) 590-3097

Phone Visitors Center 301-515-8200

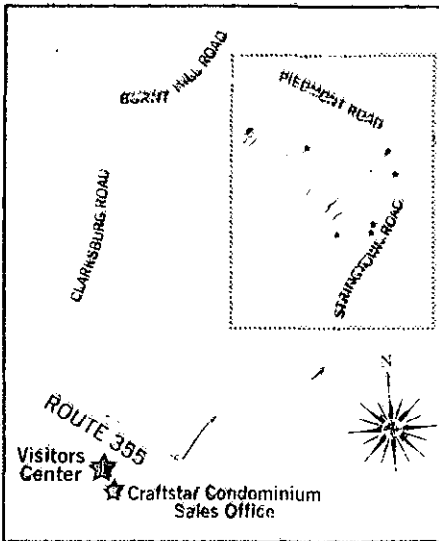
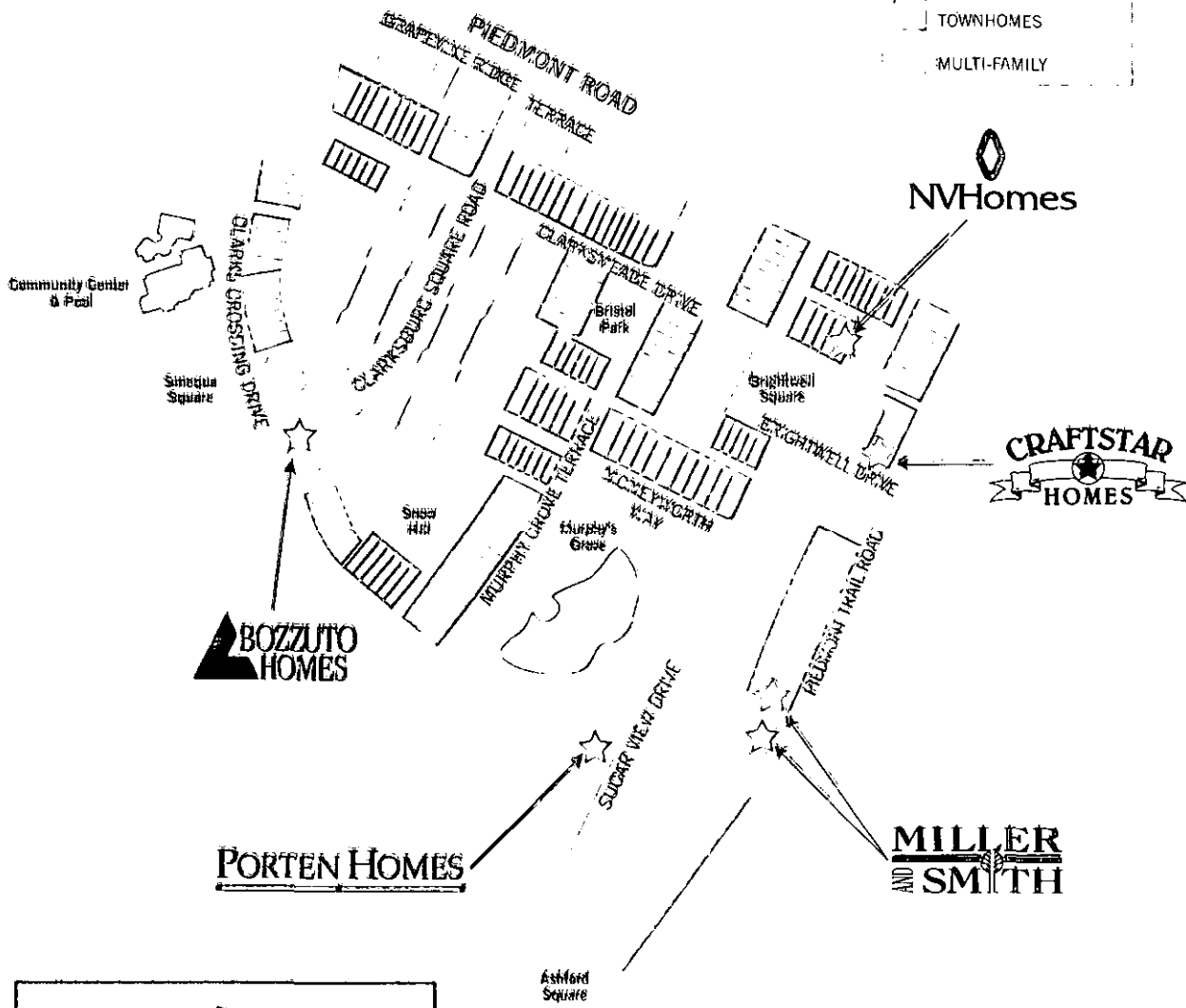
Specifications and plans represent present intent of the developer and builders and are subject to change without notice.



Model Map Guide

LEGEND

- SINGLE FAMILY HOMES
- TOWNHOMES
- MULTI-FAMILY



The site plan shown is for illustration purposes only. The site plan may be amended from time to time, and Buyers of property in Clarksburg Town Center should not rely on the future development of Clarksburg Town Center as shown on illustrations, depictions or maps. Locations of existing buildings, roads, walkways and other amenities are approximate, and additional facilities not shown may also be constructed in the future.

A Neo-Traditional Neighborhood

- Approximately 1,300 homes featuring Single Family Homes surrounded by parkland, Townhomes overlooking the Town Green, luxury Condominiums
- Over 100 acres dedicated entirely to nature ◦ Extensive series of trails, open spaces, formal greens and parks; to include a new 50+ acres park called Piedmont Woods
- A traditional Town Square to provide a gathering place for residents and a setting for civic functions
- Up to 10,000 square feet of Retail Space to include shops, sidewalk cafes and professional offices

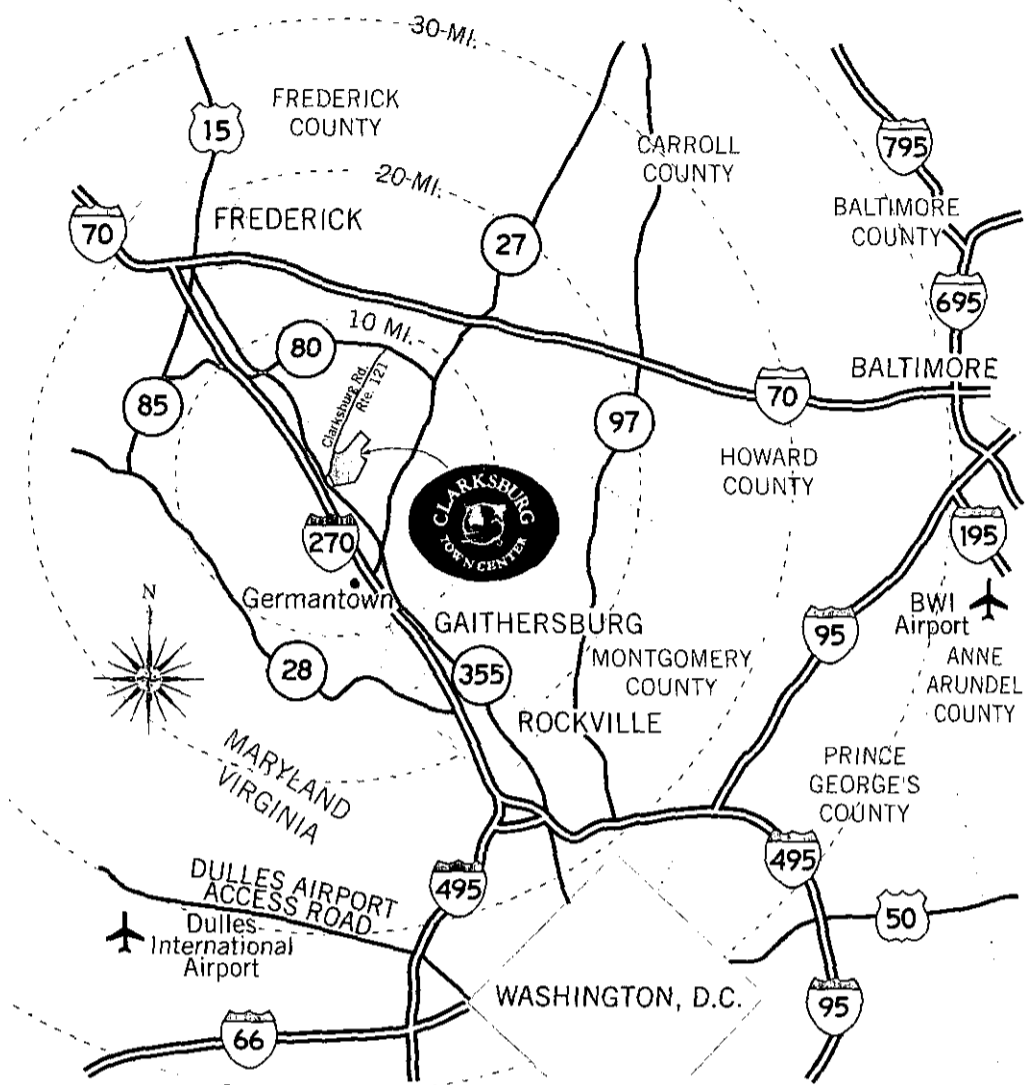


LEGEND	
[Small square symbol]	SINGLE FAMILY HOMES
[Rectangle symbol]	TOWNHOMES
[Large block symbol]	MULTI-FAMILY
[Solid black square]	RETAIL/OFFICE/SHOPPING
[Square with cross symbol]	SCHOOL

The land plan shown is for illustration purposes only. The land plan may be amended from time to time, and buyers of property in Clarksburg Town Center should not rely on the future development of Clarksburg Town Center as shown on illustrations, depictions or maps. Locations of existing buildings, roads, walkways and other amenities are approximate, and additional facilities not shown may also be constructed in the future.



NEWLAND COMMUNITIES



area map

When a location is right, it will tend to be confirmed by time and history. Along the Seneca Trail, in a place where George Washington actually passed to rest and sleep, it makes sense that Clarksburg is stirring anew. This is a magical place, between Frederick and The Nation's Capital. Hundreds of years later, founder John Clarke would still recognize it.

301-515-8200

www.clarksburgmaryland.com

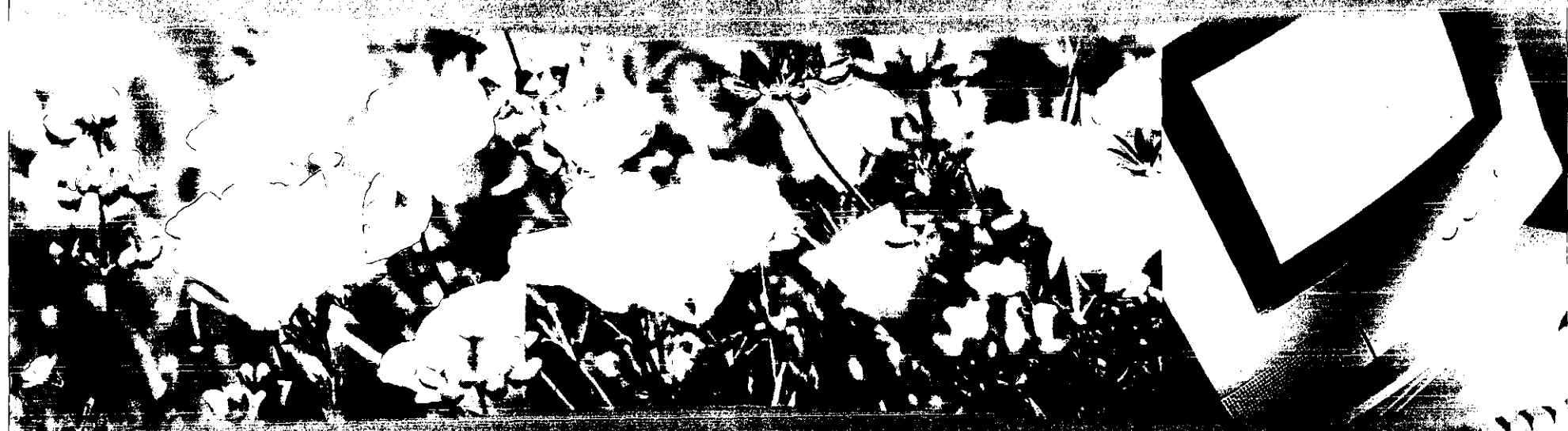
Specifications and plans represent present intent of the developer and builders and are subject to change without notice.



NEWLAND COMMUNITIES



education



Quality of education is something you can count on when you live at Clarksburg.

The community will be served by the Damascus Cluster Of Schools, in the prestigious

Montgomery County Public School System. A new elementary school is planned right in the

neighborhood and middle schools and high schools are available nearby, as is continuing education.



NEWLAND COMMUNITIES

education in Clarksburg

Montgomery County's 191 public schools offer nearly 139,000 students an educational program that ranks with the best in Maryland and among the better programs in the nation. Montgomery's average score on the Scholastic Aptitude Test (SAT) consistently stands well above state and national averages. Programs for Gifted Students, Vocational and Alternative Education as well as Special Education are available to all students.

Facts

- *2003-2004 Montgomery County was the 18th largest school district in the U.S.*
- *2003 Average SAT score for Montgomery County was 1,094*
- *2003 Percentage of Montgomery County seniors taking the SAT was 81%*

Statistics

Enrollment	139,203
Per Pupil Expenditure (projected)	\$9,938
Operating Budget	\$1.5 Billion

Elementary Schools

Students will attend one of the listed elementary schools, depending on their street address, until a new neighborhood elementary school is completed.

Clarksburg Elementary School

www.mcps.k12.md.us/schools/clarksburges

Damascus Elementary School

www.mcps.k12.md.us/schools/damascuses

Clearspring Elementary School

www.mcps.k12.md.us/schools/clearspringes

Cedar Grove Elementary School

www.mcps.k12.md.us/schools/cedargrovees

Lois P. Rockwell Elementary School

www.mcps.k12.md.us/schools/rockwelles

Woodfield Elementary School

www.mcps.k12.md.us/schools/woodfieldes

Middle Schools

John T. Baker Middle School

www.mcps.k12.md.us/schools/bakerms

Rocky Hill Middle School

www.mcps.k12.md.us/schools/rockyhillms

High School

Damascus High School

www.mcps.k12.md.us/schools/damascushs

Continuing Education

University of Maryland

www.umcp.umd.edu

Johns Hopkins Montgomery County Center

www.jhsph.edu/overview.html

Montgomery College

www.montgomerycollege.edu/

Hood College

www.hood.edu/

Libraries

Damascus

9701 Main St.
Damascus, MD 20872
301-253-5100
TTY 301-253-0148

Gaithersburg Regional

18330 Montgomery Village Ave.
Gaithersburg, MD 20879
301-840-2515
TTY 301-840-2641

Germantown

12900 Middlebrook Rd.
Germantown, MD 20874
240-777-0110
TTY 240-777-0901



amenities



Stress for me has always been very tangible. It tastes coppery, and it makes me tremble. I find I have to break the circle every day, so that it can't get a foothold and build in me. Community is the cure for me — quiet and traditional, with day-to-day relationships and plenty of good places where I can just walk and remember that we all live on a beautiful planet.



NEWLAND COMMUNITIES

Clarksburg amenities

Community Recreation

- Planned Community Center with meeting rooms, exercise room and bathhouse.
- 3 Planned Swimming Pools - combo pool with lap lanes, splash pool, neighborhood pool.
- Playgrounds - located throughout the community for children of all ages.
- Parks - a 50+ acre park, neighborhood parks and trails throughout the community.

Piedmont Woods - Planned trails, dog park, large playground, pavilion and tennis courts.

Regional Recreation

Kings Park - featuring a large pond, soccer and baseball fields, a playground and picnic tables.

Little Bennett Regional Park - 3,700 acres offering several open fields, 14 miles of trails, pond for fishing and 18-hole golf course.

Seneca Creek State Park - 6,300 acres including 90-acre Clopper Lake, boating/fishing, miles of trails, visitor center and disc golf course.

Black Hill Regional Park - 1,300 acres featuring the spectacular 505-acre Little Seneca Lake, 4.3 miles of hard surface trail, over 10 miles of natural surface trails, canoe rentals, horseback riding and visitor center.

Golf

Little Bennett Golf Course

18-hole, Par 72 course designed by Michael Hurdzan

Rattlewood Golf Course

18-hole, Par 72 course

Shopping

Lakeforest

Hecht's, Lord & Taylor, JCPenney, Sears

Lakeforest Mall

WHITE FLINT

White Flint Mall

Bloomingdales, Lord & Taylor, Borders Books and Music, Dave & Busters, P.F. Chang's, The Cheesecake Factory



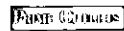
Washingtonian Center

Target, Galyans, Pier 1 Imports, Kohls, Barnes and Noble, various specialty shops



Milestone Shopping Center

Target, Wal-Mart, Kohls, Home Depot



Prime Outlets at Hagerstown

L.L. Bean, Banana Republic, Gap, Nike, Polo/Ralph Lauren

Area Attractions

Sugarloaf Mountain, Dickerson, MD

Peaking at 1,282 feet, this mountain holds over 500 species of plants, white-tailed deer and many other mammals, and there are numerous hiking opportunities with many trails for all skill levels.
301-874-2024

Harry Grove Stadium, Frederick, MD

Home to the Frederick Keys, the Carolina League affiliate of the Baltimore Orioles, this stadium offers something for everyone. From carnival games to climbing on the inflatable Fun Zone, there are many attractions for children. Upscale dining is also available at the Keys Café located on the second level.
301-662-0013

Elk Run Vineyards, Mt. Airy, MD

This award-winning winery offers free tours and tastings.
301-775-2513

White's Ferry, Dickerson, MD

Since 1828, this has been used as a means of crossing the Potomac River between Maryland and Virginia. Commuters still use the ferry daily, where 24 vehicles can be transported at a time.
301-349-5200

Blackrock Center for the Arts, Germantown, MD

This newly opened arts center is home to three performing arts stages, an exhibition gallery and five arts classrooms. This season offers an exciting mix of classical music, jazz, folk, dance and theater.
240-912-1057

www.blackrockcenter.org

The land plan for Clarksburg Town Center may be amended from time to time, and buyers of property in Clarksburg Town Center should not rely on the future development of Clarksburg Town Center as shown on or described in illustrations, depictions, maps or brochures. Locations and descriptions of existing buildings, roads, walkways and other amenities are approximate, and additional facilities not shown may also be constructed in the future. Planned amenities may change without notice.



NEWLAND COMMUNITIES

301-515-8200

www.clarksburgmaryland.com



Artwork and Design ©2004 NEWLAND COMMUNITIES. All rights reserved.