

COMMUNITY PLAN



COMMUNITY PRICE SHEET

LOT	ELEVATION	ADDITIONAL INFO	PRICE
#4	D	4 Beds 3.5 Baths 2,300 SF	Starting at \$519,115
#19	C	End Unit starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$436,900
#20	A	Starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$409,900
#21	C	Starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$419,900
#22	B	Starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$414,900
#23	B	Starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$414,900
#24	D	End Unit starting at 3 Beds 2.5 Baths 1,840 SF	Starting at \$446,600

INCLUDED FEATURES

Structural

- Structurally Engineered Foundation System
- Panelized 2x6 Wall Systems, 16" O.C.
- Engineered Floor & Roof Trusses
- PEX Plumbing System
- Zip Wall Sheathing System
- Termite Treatment
- Driveway and Lead Walk Installation (Per Plan)

Distinctive Exteriors

- Authentic Coastal Architecture
- Low Maintenance Vinyl Siding
- Garage Door w/ Window Panel
- Belt Drive Garage Door Opener & 2 Remotes
- 30 Year Architectural Shingles
- Landscaped Professionally with Shrubs & Sod
- Hose Bibs & GFI Outlets Front & Rear
- Duradek Low Maintenance Decking (Per Elevation)
- Flush Glazed Entrance Door
- 5" Gutters and Downspouts

E-Smart Tech Package

- (5) Single Outlets of Your Choice of CAT6 or RG6
- Smart Z-Wave Hub
- (1) Z-Wave Deadbolt Lock
- Z-Wave Front Porch Light & Foyer Light
- Video Doorbell
- Structured Wiring Cabinet

Elegant Interior Features

- Prefinished Engineered Hardwood in Foyer, Powder Room, Dining and Kitchen (Per Plan)
- Designer & Recessed Lighting Package
- Carpeted Stairs with Oak Handrails
- Quality Carpet in Bedrooms (Per Plan)
- Three-Panel Craftsman Interior Doors
- Three-Toned Low VOC Paint
- Multi-Media & Technology Program
- Cabinet Hardware in Kitchen & Baths
- Shelving in Pantry, Coat Closet, and Bedroom Closets (Per Plan)

For The Chef

- Deluxe 42" Cabinets
- Granite Countertops
- Undermount Stainless Steel Single Bowl Sink
- Designer Chrome Faucet
- Stainless Steel Appliances (Refrigerator, Range, Dishwasher, Microwave)
- Garbage Disposal

Deluxe Baths

- Full Height Cabinets in all Full Baths
- Hand-Set Ceramic Tile Floor
- Hand-Set Ceramic Tile Walls in Owner's Shower (Per Plan)
- Elongated Water Closets
- Designer Chrome Faucets
- Cultured Marble Rectangular Bowl Vanity Countertops in all Full Baths
- Pedestal Sink with Decorative Mirror in Powder Room

E-Greene Energy Efficiency

- High Performance Low "E" Windows
- Exterior Walls- R21 Insulation
- Blown in Insulation in Ceiling- R38
- Open Cell Spray Insulation in Cold Floor Garage (Per Plan)
- Wifi Enabled Digital Programmable Thermostat
- Up to 17 SEER High Performance HVAC
- 50 Gallon Electric Water Heater with Tank Booster Valve
- Advanced Three Stage Energy Seal Program
- Duct Blast & Blower Door Test on Every Home

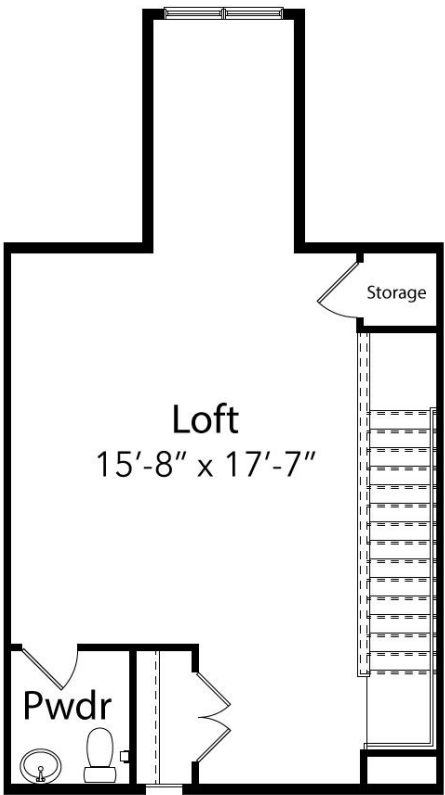
Features That Prove Our Commitment

- Comprehensive Customer Involvement Program
- Evergreene Homes Limited Transferable Extended Warranty, guaranteed & issued by the Professional Warranty Service Corporation
- 1- Year Material and Workmanship Warranty
- 2-Year Mechanical Warranty
- 10-Year Structural Warranty

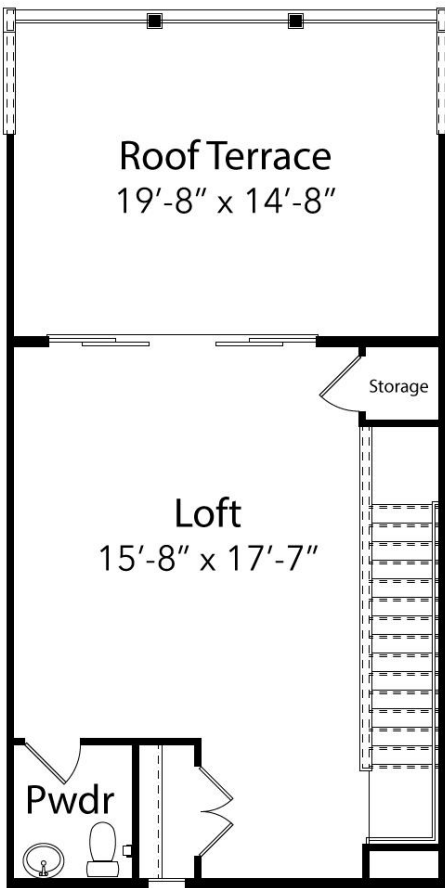
Buyer Initial _____

ADDITIONAL LOFT OPTIONS

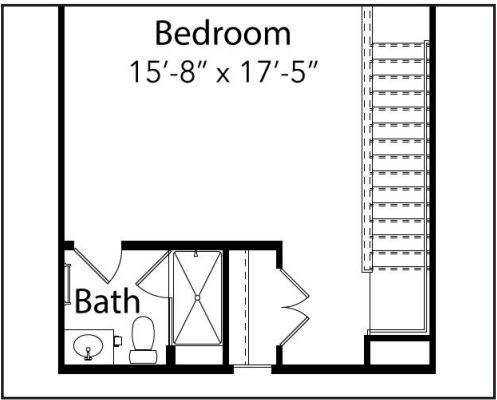
OPTIONAL
THIRD LEVEL BASIC LOFT



OPTIONAL
THIRD LEVEL BASIC LOFT
AND OPTIONAL TERRACE



OPTIONAL THIRD LEVEL
LOFT AS BEDROOM



THE
CLIPPER

LEWES CREST
LEWES, DELAWARE

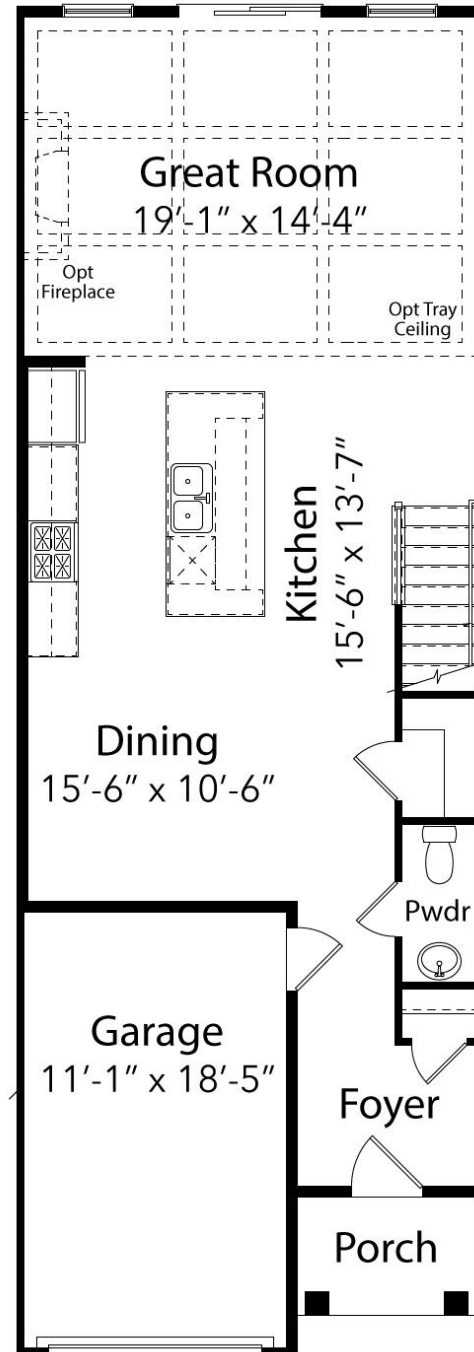
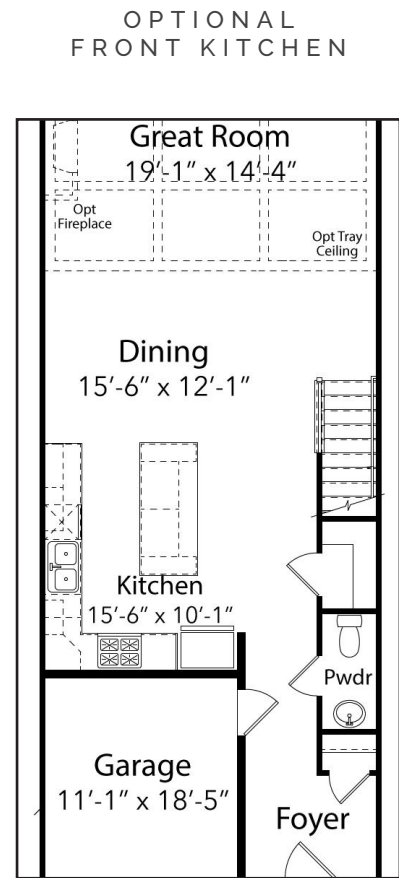


Evergreene
HOMES



THE CLIPPER FLOOR PLAN

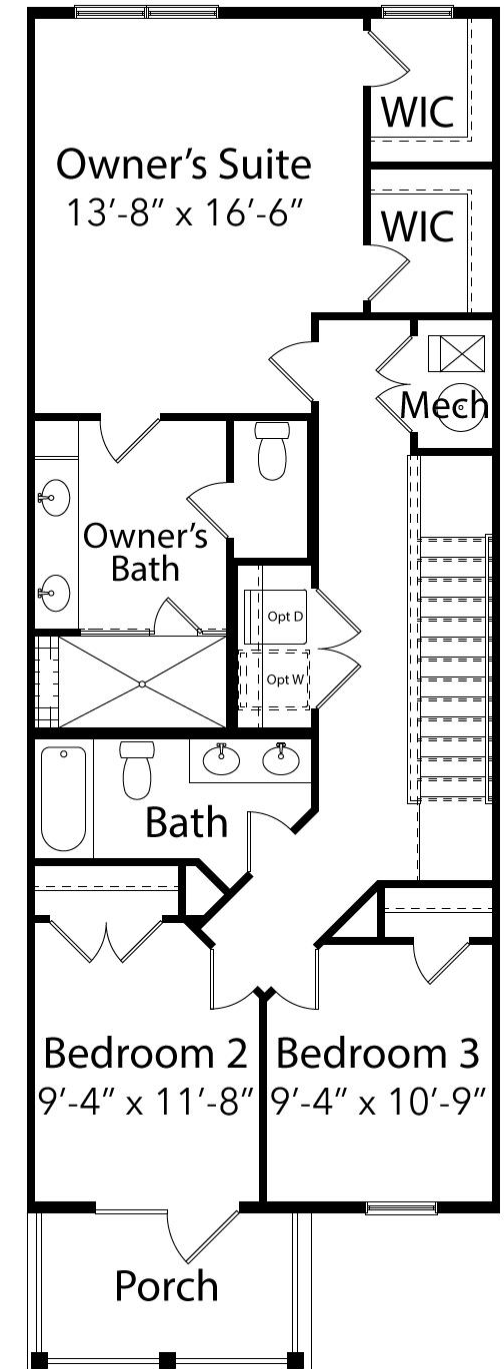
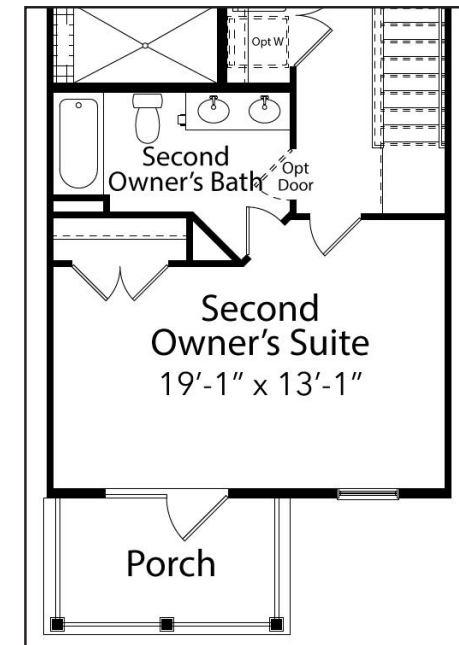
STANDARD MAIN LEVEL



THE CLIPPER FLOOR PLAN

STANDARD SECOND LEVEL

OPTIONAL
SECOND OWNER'S SUITE



COMMUNITY INFORMATION

Community Association Fees

\$230 per month

\$1,000 One-Time Capital Contribution to Reserve Account

\$5,500 Water and Sewer Hookup Fee

- Private Community Outdoor Pool
- Community Wide Landscape Mowing Services
- Trash Removal
- Professional Property Management
- Community Bike Trail Access

Location:

- East of Rt 1 - Go to Lewes and the beaches without crossing Rt. 1
- On Nassau Road in Lewes, Across from Old World Breads - Smell The Bakery
- Close to restaurants, entertainment, and beach access
- Located next to the Georgetown-Lewes Bike Trail
- Avoid the outlet traffic - Lewes Crest is the first stop at the beaches!

*HOA fees are based on a draft community budget and are subject to change throughout development. Pricing, financing, and offers are subject to change without notice. Certain restrictions may apply. Photos shown may be for representative purposes only. Above information is believed to be accurate but should not be relied on without verification. See Sales Representative for complete details. Brokers Warmly Welcomed.

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PREFERRED LENDERS & SETTLEMENT AGENCY

If you're buying a home, and you need a loan, then choosing the right mortgage lender can be challenging. Let Evergreene help! We've done the research and selected preferred lenders for each of our communities that offer competitive rates and unparalleled customer service, ensuring an enjoyable purchase experience for you, our buyers.



SAVE MORE MONEY!

Ask your sales manager about the **special incentive** you'll receive when you close with our preferred lender and settlement agency!

PREFERRED LENDERS



Paula Manis
Artisans Bank
Business: 302-884-6827
Fax: 888-552-0667
Cell: 302-598-0100
pmanis@artisansbank.com



Jamie L. Wetzelberger
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Truist Bank
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Jamie.wetzelberger@truist.com



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Cell: 703.627.3733
Email: FMarquez@gmmlc.com

SETTLEMENT AGENCY



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Evergreene HOMES



Evergreene Homes is excited to offer home buyers our exclusive **e-Smart Technology Package** included in every new home!



Experience advanced home comforts with **e-SmartTechnology!** These included features are exclusive to Evergreene, and unrivaled by any other home builder.



(5) Outlets of Your Choice of CAT6 or RG6 throughout the Home



Z-Wave front porch & foyer light



Smart Z-Wave Hub



System requires internet services



(1) Schlage Z-Wave deadbolt lock



Video Doorbell

Evergreene HOMES

Learn More About Evergreene
Homes' Realtor Co-Op and
Agent Representation
Guidelines!



Evergreene Homes loves working with Realtors!

We understand the purchase of a house is a big commitment and the guidance from a real estate professional can provide a level of security and comfort throughout the process. As a builder, we recognize and appreciate the Buyer-Realtor relationship, and offer a generous **2.5% of Base House Realtor Co-Op*** for agents that represent our purchasers.

MYEVERGREENEHOMES.COM

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1-855-54-BEACH

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SALES@EVERGREENEHOMES.COM

12/17/20EH

MHBR NO. 6243



*Realtor Co-Op is only applicable for agents who accompany purchasers to the model home on their **first visit** and/or are listed as representing the prospective buyer upon first registration at the community.

*Why it pays
to buy new!*

Contrary to popular belief, it can be less expensive to purchase a new home rather than a pre-owned home! The chart below illustrates the inevitable costs most consumers don't think about when considering a resale home. **See how buying a new home from Evergreene can save you money!**

IMPROVEMENTS*	RESALE HOMES	EVERGREENE HOME
Replacing out of date cabinets and countertops	\$15,000	✓
Replacing old HVAC	\$6,000	✓
Replacing old windows w/ energy efficient windows	\$9,000	✓
New bathroom countertops and vanities	\$8,000	✓
Replacing old roof with new	\$7,000	✓
Carpet replacement	\$5,000	✓
New stainless steel appliances	\$4,000	✓
Re-paint interior and exterior	\$9,000	✓
Refinish used hardwood flooring	\$5,000	✓
Replacing old hot water heaters	\$1,000	✓
Upgrade electric	\$1,200	✓
New bath fixtures	\$1,800	✓
Clean all ducts and returns	\$800	✓
Upgrade wiring and technology	\$2,000	✓
Upgrade insulation	\$1,500	✓
Peace of mind with a New Home Warranty	Not Available	Priceless

POTENTIAL OUT OF POCKET COST: \$76,300 \$0

*costs are for illustrative purposes only, not estimates from local vendors and may vary based on work contracted.