

PROSPERITY PLAINS

OFF-SITE SALES INFORMATION

25493 Grassy Meadow Drive, Aldie, VA 20105
 By Appointment Only
 Tours & Appointments: Monday-Friday, 10AM-5PM
 (571) 601-4390
 VanMetreHomes.com/PP

FINANCING INFORMATION

Closing Cost Assistance \$15,000
 Intercoastal Mortgage \$14,000
 Walker Title \$1,000
 Earnest Money Deposit \$45,000

LOAN OFFICER

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NOVEMBER 2024 DELIVERY TOWNHOMES

| HOMESITE | HOME SQ FT | BEDROOMS | BATHROOMS | KITCHEN CABINETS | BASE PRICE* | OPTIONS* | HOMESITE PREMIUM* | TOTAL PRICE* |
|----------|------------|----------|-----------|---|-------------|----------|-------------------|--------------|
| 1 | 2,765 | 4 | 3F, 2H | Barnett - Linen (Perimeter) Barnett - Latte (Island) | \$809,990 | \$74,665 | \$10,000 | \$894,655 |
| 2 | 2,765 | 4 | 3F, 2H | Sonoma - Vanilla | \$809,990 | \$63,307 | \$10,000 | \$883,297 |
| 3 | 2,765 | 4 | 3F, 2H | Maddox - Mist (Perimeter) Maddox - Rye (Island) | \$809,990 | \$62,165 | \$10,000 | \$882,155 |
| 4 | 2,765 | 4 | 3F, 2H | Sonoma - Linen | \$809,990 | \$60,461 | \$10,000 | \$880,451 |
| 5 | 2,765 | 4 | 3F, 2H | Sonoma - Linen | \$809,990 | \$61,940 | \$10,000 | \$881,930 |
| 6 | 2,765 | 4 | 3F, 2H | Barnett - Rye | \$809,990 | \$69,200 | \$10,000 | \$889,190 |

DECEMBER 2024 DELIVERY TOWNHOMES

| HOMESITE | HOME SQ FT | BEDROOMS | BATHROOMS | KITCHEN CABINETS | BASE PRICE* | OPTIONS* | HOMESITE PREMIUM* | TOTAL PRICE* |
|----------|------------|----------|-----------|---|-------------|----------|-------------------|--------------|
| 7 | 2,765 | 4 | 3F, 2H | Barnett - Linen (Perimeter) Barnett - Stone (Island) | \$809,990 | \$69,792 | \$0 | \$879,782 |
| 8 | 2,765 | 4 | 3F, 2H | Lausanne - Sage (Perimeter) Lausanne - Harbor (Island) | \$809,990 | \$65,707 | \$0 | \$875,697 |
| 9 | 2,765 | 4 | 3F, 2H | Sonoma - Black | \$809,990 | \$61,840 | \$0 | \$871,830 |
| 10 | 2,765 | 4 | 3F, 2H | Sonoma - Linen | \$809,990 | \$58,385 | \$0 | \$868,375 |
| 11 | 2,765 | 4 | 3F, 2H | Sonoma - Latte | \$809,990 | \$66,760 | \$0 | \$876,750 |
| 12 | 2,765 | 4 | 3F, 2H | Barnett - Vanilla | \$809,990 | \$72,543 | \$0 | \$882,533 |

*All townhomes come with a two-car garage. Pricing and availability are subject to change without notice. Pricing does not include HOA fees, including an initial Capital Contribution of \$250 and a \$194 monthly HOA fee. Details may differ from actual plans. Standard and optional features may vary. Van Metre Homes reserves the right to initiate changes without prior notice. See the Community Experience team for details. Current as of 11/05/2024.

