



COMMUNITY INFORMATION

8639 Anderson Ave, Marshall, VA, 20115
 Private Showings by Request Monday-Friday, 10AM-5PM
 Open Houses Saturday-Sunday, 10AM-5PM
 (703) 272-2715
 VanMetreHomes.com/HM

SINGLES FINANCING INFORMATION

Closing Cost Assistance 20,000*
 Intercoastal Mortgage 19,000*
 Walker Title 1,000*
 Earnest Money Deposit 45,000*

LOAN OFFICER

Jeff Divack
 NMLS ID # 218698
 Email jeffd@icmtg.com
 Cell Phone (703) 867-5644
 Office Phone (703) 449-6825

MOVE-IN READY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
175	Sadie 29-S2	2,843	3	2F, 1H	2	<input checked="" type="checkbox"/>	Harbor	719,686	10,000*
9	Sutton 37-F2	2,536	3	3F, 1H	2	<input type="checkbox"/>	Linen	722,939	10,000*
10	Sutton 37-F2	2,553	3	3F, 1H	2	<input checked="" type="checkbox"/>	Linen Perimeter Black Island	699,297	10,000*
140	Stella 55-F2	4,021	5	5F	2	<input checked="" type="checkbox"/>	Linen Perimeter Light Brown Island	868,159	10,000*
141	Sutton 37-F2	2,536	3	3F, 1H	2	<input type="checkbox"/>	Linen	735,052	10,000*
142	Sutton 37-F2	2,553	3	3F, 1H	2	<input checked="" type="checkbox"/>	Vanilla	705,277	10,000*
143	Sienna 54-F2	4,058	4	3F, 1H	2	<input checked="" type="checkbox"/>	Navy	891,975	10,000*
172	Sadie 29-S2	3,130	4	3F, 1H	2	<input checked="" type="checkbox"/>	Black	753,066	10,000*
173	Sadie 29-S2	3,191	4	3F, 1H	2	<input checked="" type="checkbox"/>	Linen	755,800	10,000*

JANUARY 2026 DELIVERY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
139	Sienna 54-F2	3,677	4	3F, 1H	2	<input type="checkbox"/>	Linen	889,260	45,000

FEBRUARY 2026 DELIVERY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
157	Stella 55-F2	4,021	5	4	2	<input checked="" type="checkbox"/>	Linen	839,190	45,000
159	Sienna 54-F2	4,455	4	3F, 1H	2	<input checked="" type="checkbox"/>	White Perimeter Brown Island	920,460	45,000

MARCH 2026 DELIVERY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
158	Stella 55-F2	4,017	4	3F, 1H	2	<input checked="" type="checkbox"/>	Sage	872,069	45,000

SEPTEMBER 2026 DELIVERY SINGLE FAMILY HOMES

HOMESITE	FLOORPLAN	HOME SQ FT	BEDROOMS	BATHROOMS	GARAGE	FINISHED BASEMENT	KITCHEN CABINETS	TOTAL PRICE*	EARNEST DEPOSIT*
124	Stella 55-F2	4,271	4	4F, 1H	2	<input checked="" type="checkbox"/>	Brown	854,109	45,000

*Pricing and availability are subject to change without notice. Pricing does not include HOA fees. HOA fees are as follows: \$1,000 Initial Capital Contribution and \$294.79 Monthly Fee for Single Family Alley Homesites, and \$271.92 for Single Family Non-Alley Homesites. 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 Sales team for details. Current as of 12/05/25.

