



**THE VILLAS AT
CASTLEBERRY TOWNSHIP
"REDEFINE YOUR QUALITY OF LIFE"
May 1, 2010**

BROKER CO-OPS INVITED

**RANCH VILLAS PRESLAE PRICING-SLAB-SIGNATURE SERIES
AVAILABLE LOTS ATTACHED 9-11, 35-39, 28-31 DETACHED 15-17, 24-27**

		ATTACHED	DETACHED
WELLINGTON B, D	3BR/ 2 BATH	N/A	\$175,400
ASHBORNE B, D	3BR/ 2 BATH	N/A	\$176,700
KILDARE	2BR/2 BATH	\$193,800	\$198,800
	3BR/ 3 BATH	\$202,700	\$207,700
NEWPORT	2 BR/2 BATH	\$199,800	\$204,800
	3BR/3 BATH	\$208,700	\$213,700
	3BR/3BATH AND LOFT	\$217,500	\$222,500
BEAUMONT	2 BR/2 BATH	\$207,900	\$212,900
	3BR/3 BATH	\$216,800	\$221,800
	3BR/3 BATH AND LOFT	\$225,600	\$230,600
ROSSMORE	2 BR/2 BATH	\$212,900	\$217,900
	3BR/3 BATH	\$221,800	\$226,800
	3BR/3 BATH AND LOFT	\$230,600	\$235,600

TEMPORARY, DISCOUNTED, NO HAGGLE PRESALE PRICING

BASEMENTS AVAILABLE	2 CAR GARAGES
PRIVATE REAR YARDS	ADJACENT TO SHOPPING
MAINTENANCE FREE LIVING	POOL & CLUBHOUSE
	SIDEWALKS & FITNESS CENTER

OLDTOWNE INTERIOR TRIM PACKAGE - \$2,250

PREMIER TRIM PACKAGE - \$1,750

CERTAIN HOMESITES WILL REQUIRE PRICING ADJUSTMENTS

UNFINISHED BASEMENTS - \$34,900

FOR INFORMATION CALL: THE VILLAS AT CASTLEBERRY TOWNSHIP: 770-889-9281

AGENT: BRUCE JONES

villasatcastleberry@odwyerhomes.com

\$3,000 CLOSING COSTS PAID WITH:

JEFF RUEHMAN, METLIFE HOME LOANS: 770-495-4990

JOIE HAIN, WELLS FARGO HOME MORTGAGE: 404-845-4602

CAROL WOLSKI, COMMUNITY MORTGAGE: 770-410-4950

JOHN GAY, BANK OF AMERICA: 404-602-3000 EXT. 3034

ASK OUR REPRESENTATIVE ABOUT OUR OTHER COMMUNITIES:

GWINNETT	TRILOGY PARK	FROM MID \$200'S	678-546-9088
	OLD FRIENDSHIP	FROM THE \$220'S	678-482-4166
FORSYTH	VILLAS AT LAUREL SPRINGS	MODEL FOR SALE	770-889-9281
	VILLAS AT CASTLEBERRY	FROM THE \$180'S	770-889-9281
CHEROKEE	WESTBROOK-CUMMING	FROM MID \$300'S	678-482-4166
	VILLAS AT HERITAGE SPRINGS	FROM THE \$220'S	770-517-2232
COBB	CARMICHAEL FARMS	FROM MID \$300'S	770-735-0131
	WESTBROOK PARK	FROM MID \$300'S	770-801-0376
DOUGLAS	WOODLAND WALK	MODEL FOR SALE	770-801-0376
	CREEKSIDE AT WADE FARMS	FROM THE \$220'S	770-732-0335
DOUGLAS	ENCLAVE AT COOPER LAKE	FROM MID \$300'S	770-801-0376
	TRIBUTARY	FROM MID \$200'S	678-391-0026

PRICES AND TERMS SUBJECT TO CHANGE WITHOUT NOTICE

www.odwyerhomes.com

MONTHLY HOA DUES - \$198 PER MONTH ATTACHED \$208 PER MONTH DETACHED

