



WHERE TO BUY IN 2013



Eagle Landing's Clyde Johnston-designed golf course is one of the region's most beautiful and challenging. Other amenities include a Kids' Clubhouse (below).

EAGLE LANDING

Eagle Landing, located in the highly acclaimed Clay County School District, is one of the most popular and amenity-rich master-planned communities in the Southeast. Following its debut in 2005, Eagle Landing has enjoyed strong sales and industry kudos.

For example, after being open just two years Eagle Landing won a Special Judges Grand Aurora Award during the Southeast Building Conference. The award, which isn't offered annually, is reserved for truly exceptional projects. One judge called the community "perfection."

Perfection may seem like a strong word to describe a new-home community, but in this case it wasn't an exaggeration. In fact, living in Eagle Landing is pretty much like being on vacation all year long, which explains in part why it's consistently among the top-selling communities in Northeast Florida.

Developed by East West Partners, 1,600-acre Eagle Landing is anchored by a championship golf course designed by



Clyde Johnston. The course, which has six sets of tees, plays a challenging 7,037 yards from the back tees as it winds its way through natural wetlands and conservation areas.

There are also kids' tees for novice golfers as well as practice facilities and a teaching program. And the clubhouse encompasses a sports bar, indoor and outdoor dining, a fully stocked pro shop and a staff of PGA professionals. Banquet and event rooms are also available.

The Residents Club and Swim Park features four swimming

pools, including a heated adult pool; a water playground and waterslide; a cabana bar, a village store, an ice cream parlor and a game room.

The Athletic Club offers eight Har-Tru clay tennis courts as well as a full-sized gymnasium with six baskets for full- and half-court play. There's also an indoor track and a fitness center with 15 cardio stations, free weights and a fitness circuit.

And there's much, much more, including a Kids' Clubhouse, a Tree House, a Lake House, a mini-golf course and an amphitheater. Hiking and biking trails traverse the community, which is also dotted with parks and playgrounds.

Year-round activities are offered for residents of all ages, and supervised by a full-time recreation staff. There are summer camps, swim teams, couples' mixers, tennis socials, golf tournaments, neighborhood parties and much more.

If a more peaceful outdoor experience is more your style, Eagle Landing is bordered by 23,995-acre Jennings State Forest, a favorite destination for camping, hiking, horseback riding, canoeing, swimming and bird watching.

It all sounds like an embarrassment of riches. But you don't have to be rich to live in Eagle Landing. In fact, considering the extraordinary amenities package, homes offer a once-in-a-lifetime value, with prices starting in the low \$200s. Homes overlook fairways, nature preserves and lakes.

Eagle Landing residents are looking forward to such projects as the new St. Vincents Hospital, set to open in October.

Also, construction on the outer beltway connecting I-10 and I-95 is continuing with an interchange near Eagle Landing's entrance. With such easy and direct access, that means an even quicker trip to downtown Jacksonville, Jacksonville International Airport and the Cecil Commerce Center.



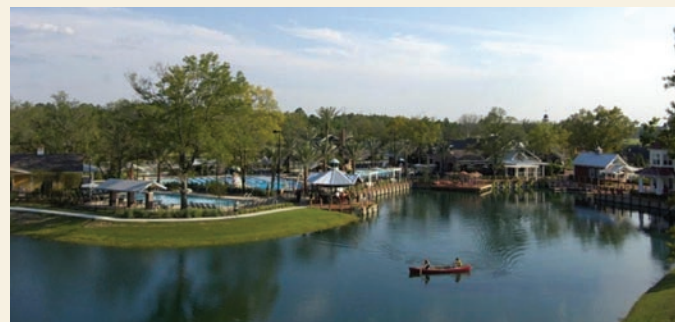
EAGLE LANDING

IN BRIEF

- **Number of homes at buildout:** 1,300 single family
- **Home styles:** Single-family
- **Price range:** \$200s-\$1 million-plus
- **Builders:** CornerStone Homes, D.R. Horton Homes, Dream Finders, Drees Homes, Sid Higginbotham Master Builder, Lennar Homes, J.A. Long Design Builders, Poinboeuf Homes, Providence Builders, Richmond American Homes, Standard Pacific Homes
- **Amenities:** Golf course, clubhouse, water park, fitness center, tennis courts, neighborhood and community parks, walking and hiking trails, village store, amphitheater, full-time recreation staff, all amenities accessible via golf cart, adjacent to Jennings State Forest

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The amenity package is extraordinary, including a Swim Park with multiple pools and a Residents' Club encompassing an ice cream parlor and a game room.