

Residential Estate Lots Pricelist

- 40 deed restricted estate lots providing golf cart friendly, quiet country living, just ten minutes from the Eastport
- Pricing takes into account lot size and tree placement*
- Prices and terms subject to change
- Deed restricted, min. 1,700sf a/c area and 2,300sf under roof for primary dwelling, amenities provided by 12 Oaks Club & Lodge, HOA fees estimated at \$80 per month, begin 1 yr after closing

NO CDD FEES

updated March 2, 2026

Lot Reservations now open, terms \$6,000 deposit, closings at recording of Platt in May 2026. Contact 12 Oaks for pre-construction discounts offered only on first 12 lots reserved, along with information on HOA and deed restrictions.

Ph.1 Lots	Lot Size acres	Lot size SF.	\$ psf*	Lot Price	Pre-Sale Reservations
9	0.64	27,944	\$4.75	\$132,734	sold
10	0.74	32,392	\$4.75	\$153,862	
11	0.65	28,364	\$4.75	\$134,729	
12	0.66	28,824	\$4.75	\$136,914	
13	0.70	30,409	\$4.75	\$144,443	
14	0.72	31,523	\$4.75	\$149,734	sold
15	0.82	35,504	\$4.50	\$159,768	sold
16	0.85	36,996	\$4.50	\$166,482	
17	1.06	46,029	\$4.50	\$207,131	sold
18	0.59	25,526	\$4.50	\$114,867	sold
19	0.58	25,294	\$4.25	\$107,500	
20	0.52	22,830	\$4.25	\$97,028	
21	0.51	22,291	\$4.25	\$94,737	
22	0.53	22,943	\$4.25	\$97,508	sold
23	0.50	21,975	\$4.75	\$104,381	
24	0.55	24,024	\$4.75	\$114,114	sold
25	0.76	32,979	\$4.75	\$156,650	
26	0.80	34,972	\$4.75	\$166,117	
27	0.60	26,259	\$4.25	\$111,601	
28	0.58	25,059	\$4.25	\$106,501	
29	0.59	25,881	\$4.25	\$109,994	sold
30	0.67	29,235	\$4.75	\$138,866	sold
31	0.70	30,520	\$4.75	\$144,970	sold

Phase One lot release consist of lots 9 through 31

Only 2 Lots remain to receive 20% introductory discount