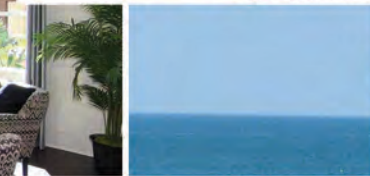


WINTER 2013

# Parade of HOMES

MANATEE & SARASOTA COUNTIES



The Official Publication of the  
**2013 Parade of Homes**  
February 23 - March 10, 2013

Also available online year-round at  
[www.paradeofhomesinfo.com](http://www.paradeofhomesinfo.com)



Membership  
Opportunities  
Available!

This masterpiece community features superb amenities, including an expertly sculpted 18-hole championship golf course and clubhouse, River Club with dining, fitness and tennis, a picturesque nature park and, of course, exquisite homes. Some may consider it a stroke of genius.



  
**VENETIAN**<sup>SM</sup>  
GOLF & RIVER CLUB  
A WCI Community  
*Where Living Is An Art.*



*Carriage Homes from the \$180s. Grand Villa, Classic Homes from the low \$200s.*

102 Pesaro Drive | North Venice, FL 34275  
941-485-5063 | 800-WCI-4486 | venetianwci.com

*Directions: From I-75 take Exit 195, 2 miles East*

## Choose the right **COURSE** with WCI Communities.

Whether you enjoy a day teeing it up on the golf course or charting a course in your boat, WCI has a community to suit your needs.



On the shores of the Manatee River in Bradenton, Tidewater Preserve is a private boating community with exceptional amenities including the Port & Court Club tennis complex, marina and boat lift, canoe park, even a riverfront nature walk.

Tidewater's newest addition, The Lodge rounds out the amenities offering a fitness center, resort style pool, and plenty of space for socializing. Enjoy *Living on the River's Edge* at Tidewater Preserve.



*TIDEWATER*  
*PRESERVE*<sup>SM</sup>  
  
A WCI Community  
*Live on the river's edge.*



*Carriage Homes from the \$180s. Grand Villa, Classic Homes from the low \$200s.*

4700 Tidewater Preserve Blvd. | Bradenton FL 34208  
941-465-4001 | 888-924-3343 | tidewaterpreserve.com

*Directions: I-75, Exit 220, West on FL-64 towards Bradenton,  
1.5 miles, turn Right onto 48th St. Ct. Welcome Center 1 mile on left.*



Void where prohibited. Prices and availability are subject to change without notice. All references to clubs, golf clubs and membership opportunities and other amenities are subject to fees, dues and availability. Venetian Golf & River Club is not affiliated with The Venetian Resort Hotel Casino or Las Vegas Sands, Inc. In any WCI community with a community development district or special taxing district, certain amenities may be funded by district financing. ©2013 WCI Communities, Inc. All rights reserved. CGC 031523

# Parade of Homes

Welcome to the 2013 Parade of Homes! We invite you to visit these outstanding model homes filled with the latest in new green designs and technologies for energy conservation and sustainability. Located in amazing neighborhoods and developments that showcase Florida's West Coast living at its best, you will also find quality craftsmanship in the many new creative designs that Manatee and Sarasota have become known for. This year's Parade continues to showcase the traditional styling of West Coast living in more affordable offerings by our builder members.

The "new" home market in Manatee and Sarasota has shown continued improvement for the last four years and 2013 is already shaping up to follow that trend in order to meet the pent up demand from buyers. The Parade of Homes is the Premier Event of the season to launch another positive year in the **NEW HOME HOUSING MARKET**.

The Parade kicks off on February 23rd and continues through March 10th. You will be able to view and re-view videos of the beautiful models, developments and several other videos of products and services that can be installed in your new home by visiting the Parade of Homes website at [www.paradeofhomesinfo.com](http://www.paradeofhomesinfo.com).

The 2013 Parade of Homes features 68 models and developments throughout Manatee and Sarasota Counties. We will continue to feature this year's Parade of Homes model home entries on the Florida Home Builders Parade of Homes website at [www.floridaparadeofhomesinfo.com](http://www.floridaparadeofhomesinfo.com) throughout the year.

Manatee-Sarasota is a community that offers that unique Florida lifestyle to fit your personal needs and desires. The 2013 Parade of Homes is the best opportunity to get a first hand view, touch and feel for your next **NEW** home.

The Florida life style we all seek is available, along with a high quality of life right here in Manatee and Sarasota. The Home Builders Association and our members all share that vision and are proud to present the 2013 Parade of Homes. The Home Builders Association serves as an advocate for housing issues and partners with local and state government to insure high standards of construction and development are met while incorporating sensitivity to the natural surroundings that reflect our commitment to enhancing our community's quality of life.

***Do NOT miss the opportunity to visit these amazing Model Homes, enjoy, have a great time and Welcome Home!***

**David C. Hunihan, President**

Home Builders Association Manatee-Sarasota



**Models Open: Mon. - Sat. 10 am - 5 pm and Sun. noon - 5 pm**

President . . . . .	David Hunihan, Neal Communities
1st Vice President . . . . .	Jaclyn Ohman, Baron Construction
2nd Vice President . . . . .	Michael Rahn, USAmeriBank
Treasurer . . . . .	Drew Smith, Two Trails, Inc.
Secretary . . . . .	Jimmy Stewart, SMR Communities
Immediate Past President . . . . .	Michael Rego, John Neal Homes
Immediate Past 2nd Vice President . . . . .	Melissa Shapiro, Bradenton Herald
Executive Vice President . . . . .	Alan Anderson
Deputy Executive Vice President . . . . .	Beverly Smock
Event & Membership Director . . . . .	Elizabeth MacDonald



Home Builders Association Manatee-Sarasota  
8131 Lakewood Main Street, Suite 207 • Lakewood Ranch, FL 34202  
941.907.4133 | Fx 941.907.4134  
[www.hbamanatee-sarasota.org](http://www.hbamanatee-sarasota.org) • [www.paradeofhomesinfo.com](http://www.paradeofhomesinfo.com)

The Parade of Homes publication you are reading is an advertising supplement to the Herald-Tribune and the Bradenton Herald, in partnership with the Home Builders Association Manatee-Sarasota.



# C | LAKEWOOD RANCH



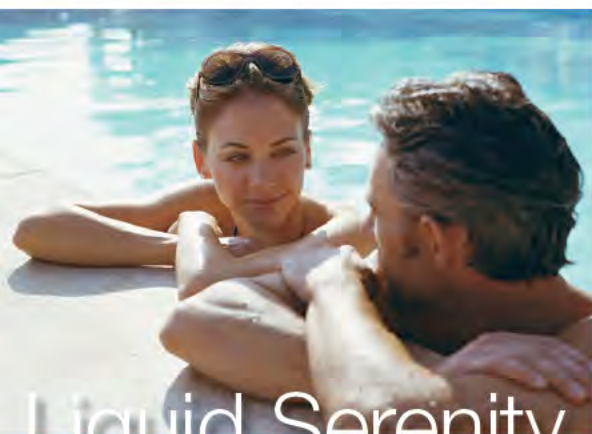
A true master-planned community, Lakewood Ranch offers all you need to live, work, learn, play and shop. Visit our information centers and see why the Ranch earned a "Best in America Living Award" from the National Association of Home Builders. Lakewood Ranch was also recognized in 2012 as the 2nd best-selling master-planned community in the state, and 9th best in the country, by a national real estate consulting firm. Our state-of-the-art information centers are an exciting place to be educated about Lakewood Ranch, its amenities, green building and the history of Schroeder-Manatee Ranch.



**Lakewood Ranch.**  
Live. Work. Play.

*From the \$150s to \$5 million +*

**Driving Directions:** The Lakewood Ranch Information Center is located on University Parkway, just east of I-75 at Exit 213. Hours are Monday through Saturday 10 am - 5:30 pm and Sunday noon - 5 pm. PH: 800.307.2624 [www.lakewoodranch.com](http://www.lakewoodranch.com)



**Liquid Serenity**  
at the end of the day



**Liquid Fun**  
for the whole family



**Liquid Escape**  
to your backyard oasis

**WATERSCAPES**  
POOLS & SPAS

- Experience - Exclusive pool builder for Neel Communities
- Financially secure - we'll always be there for you
- Personal service - we guarantee a satisfactory experience every time

[www.WaterscapesPools.com](http://www.WaterscapesPools.com)

**FREE!**  
**UPGRADED  
PEBBLE  
INTERIOR  
FINISH**

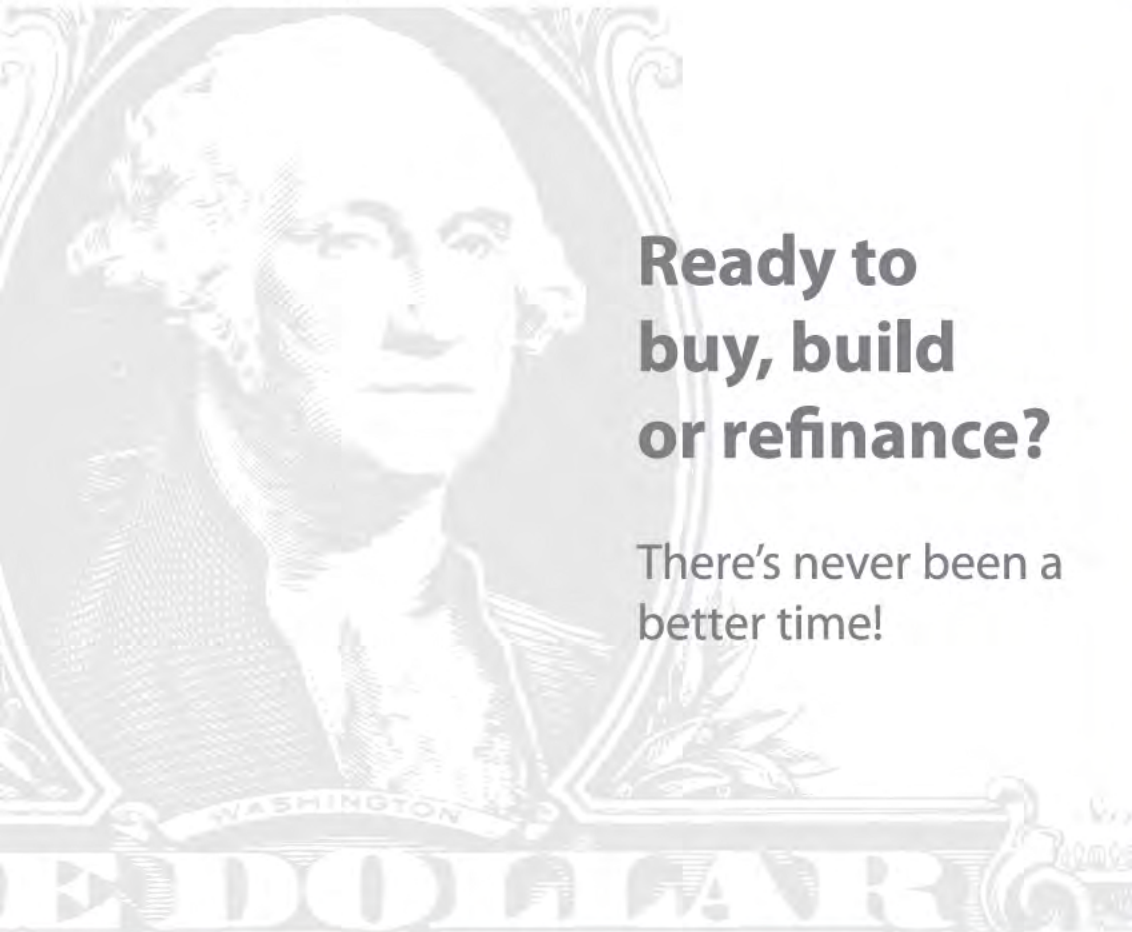
Offer not valid through homebuilder agreements or on prior contracts.  
Expires March 31, 2013

Call us today and discover the industry's best Worry-Free pool building experience from the area's #1 Pool Builder!

**888-729-2958**

**PARADE  
OF HOMES  
WINNER!**

FSPA MEMBER  
CPC 1457280



# Ready to buy, build or refinance?

There's never been a better time!

## US AmeriBank

### Residential Mortgage

Don't miss out on some of the lowest rates in history - call or email me today!


**Michael Rahn**  
(941) 893-6420  
mrahn@usameribank.com  
NMLS ID 699477

**Jim Wardlaw**  
(941) 893-6422  
jwardlaw@usameribank.com  
NMLS ID 699478

*Discover how we can find a mortgage option that works for you.*

Member FDIC



ur commitment to the smallest detail, unparalleled service and the highest level of quality is what truly sets us apart.



EXCEEDING YOUR EXPECTATIONS • UNPARALLELED SERVICE • EXPERIENCE THE DIFFERENCE

**NC**  
**NUTTER**  
**CUSTOM**  
**CONSTRUCTION**

741 South Orange Ave Sarasota, FL 34236  
941.924.1868 [www.nuttercustomconstruction.com](http://www.nuttercustomconstruction.com)

INSPIRED BY YOU. CREATED BY US.

# 1 | VALENCIA AT GILLETTE GROVE

BY MARONDA HOMES



**Driving Directions:** From I-75, take exit 229 and follow to Moccasin Wallow Road West. Gillette Grove is about 1.5 miles on the right.

PH: 941.729.8362

Welcome to Gillette Grove, one of Manatee County's best kept secrets. Gillette Grove is conveniently located for easy commute to Sarasota/Bradenton and St. Petersburg. Our brand new Valencia is an award-winning design for under 1,200 square feet living area. With quality concrete block construction, energy saving features and low HOA dues, this 3 bedroom, 2 bath home is only three minutes to I-75 or I-275. Model Address: 3422 97th Lane East, Palmetto, FL 34221.

**Starting at \$125,900**



# 2 | HARTFORD II AT CREEKSIDE PRESERVE

BY M/I HOMES

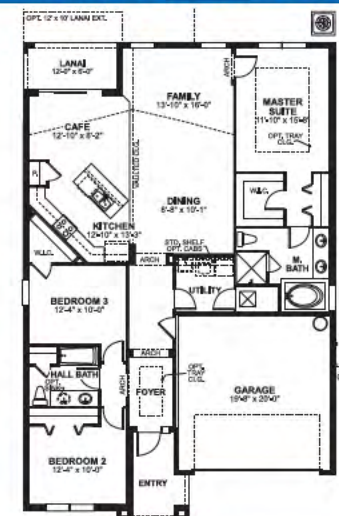


**Driving Directions:** From I-75 take exit 224 and head Northeast on Hwy 301 N. Continue approximately 2.5 miles and then turn left on 91st Avenue E into the community. Take the 1st left onto 39th St. Circle East to the model center.

PH: 941.776.5974

M/I Homes is proud to present Creekside Preserve, a gated community offering an excellent and convenient location just 2.5 miles from I-75 and minutes from I-275, making it an easy commute to St. Petersburg, Tampa, Bradenton and Sarasota. Creekside Preserve is minutes to the popular Ellenton Premium Outlet Mall, restaurants, and the beautiful beaches that Florida is famous for. M/I Homes innovative designed homes are built just for you on homesites offering breathtaking views of conservation areas, ponds and trees.

**From the \$160's**



# 3 | ARUBA AT GAMBLE CREEK

BY MEDALLION HOME



**Driving Directions:** I-75 to exit 224 W US 301. Right on to Old Tampa Road. Left on to Ft. Hamer Road. Right on to Golf Course Road, entrance will be on the left.

PH: 941.567.2644

Large sprawling homesites with a peaceful, old Florida ambiance describes the beautiful Gamble Creek Community. The Aruba floorplan has 3 bedrooms and 2 bathrooms, enormous great room, formal dining, interactive kitchen, breakfast nook and displays a magnificent view out back to the lanai and pool the moment you step foot on to the entry way.

**\$391,048**



## 4 | HAMPTON AT OAKHURST PARK

BY MARONDA HOMES



The Hampton is a 3 bedroom, 2 bath, 3 car garage home with a media center or optional 4th bedroom and a den/flex space. All homes in Oakhurst Park have brick paver driveways and entry walks. The loft homesites provide a mix of preserve and lake views and all homes feature enhanced landscape designs. Oakhurst Park is a 91 - home site community just minutes from I-75, I-275, and the Ellenton Outlet Mall. Model address: 2338 50th St. Circle East, Palmetto, FL 34221.

**Starting at \$163,900**



**Driving Directions:** I-75 North or South to I-275. Travel North on I-275 to exit 2 (US HWY 41). Travel South on HWY. 41 1.6 miles to Canal Rd. (16th Ave. E). Turn left on Canal Rd. and travel .6 miles to 49th St. E. turn left on 49th St. E. and travel .4 miles to entrance of Oakhurst Park on left. PH: 941.721.1700

## 5 | BARBADOS 2700 AT TWIN RIVERS

BY MEDALLION HOME



Nestled between the Manatee River and Gamble Creek, Twin Rivers flourishes with amenities for all ages while maintaining the enjoyment of the privacy in your own spacious backyard with a minimum of half acre home sites. The Barbados 2700 has 4 bedrooms and 3 bathrooms with a den connected to the master suite and optional bonus/media room.

**\$477,365**



**Driving Directions:** I-75 Exit 224 W US 301 Right on to Old Tampa Road. Left on to Ft. Hamer Road. Right on to Golf Course Road. Community will be on your Right. PH: 941.479.7861

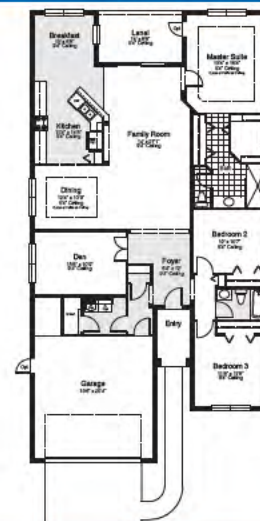
## 6 | BLUE SKY 2 AT FOREST CREEK

BY NEAL COMMUNITIES



The best-selling, 2147 square foot Blue Sky 2 has a practical, beautiful layout that utilizes the very best elements of Florida living. Open and bright, this three bedroom, two bathroom home is perfect for any active lifestyle. With an eat-in kitchen and large family room space, this home is perfect for entertaining and relaxing alike.

**\$179,990**



**Driving Directions:** Take exit 224 off of I-75. Follow the road east for about 5 miles. Entry to Forest Creek will be on the right.

PH: 941.776.2000



## 7 | FAITH III AT HOPE LANDING

BY MANATEE COUNTY HABITAT FOR HUMANITY



The homes at Hope Landing were the start of a new initiative to build more efficient low-income families homes. Working with our architect, Ugarte & Associates of Palmetto, and our energy rater, ECS of Sarasota, we designed a low cost home meeting three criteria: Energy Efficient, Sustainable, and Safe. Our homes have been certified Energy Star 3.0, a HERS rating of 52, Certified FGBC Green Home, USGBC LEED Gold, and LEED Platinum with a HERS rating of 20. Two of our homes have Solar PV Panels. Our homes received two Aurora Awards for outstanding energy efficiency.

**\$110,000**

**Driving Directions:** At US 41/301 bridge over Manatee River in Bradenton, proceed north to right turn ramp onto 301. Go 2.2 miles to traffic light at Ellenton-Gillette Rd, turn left, go 0.5 miles to traffic light at 17th Street East, turn right and go 1/4 mile to 38th. PH: 941.748.9100



## 8 | CATANIA AT SOUTH OAK

BY CENTER POINTE HOMES



The Catania's open floor plan allows the entire family to enjoy each other even when the activity might vary. From the Kitchen to the Breakfast area, Dining or Great Room, the expansive gathering space is family friendly. In addition to the wonderful open space the Catania also includes four bedrooms and three full bathrooms in a split plan design. Beyond the home's four bedrooms, the Catania also includes a spacious study for the business of the day. With the three car garage, you will find space for all of the family's outside activities.

**From the \$140's**

**Driving Directions:** From I-75 exit 224 Ellenton/Palmetto, merge onto South Hwy 301. Follow Hwy 301 1.25 miles to the Intersection of Hwy 301/Ellenton Gillette Rd. Turn right, travel North .10 miles, turn left into South Oak on 14th Ct East. Turn left onto 13th Street East & Model will be on the left. PH: 941-479-7990



## 9 | HARBOUR AT RIVER PLANTATION

BY MEDALLION HOME



River Plantation is perfect for the family looking for everything. Amenities available for the avid sports enthusiast and nature trails to entertain. The Harbour floorplan is both spacious and designed in a clever way to make it seem like everything is only a few steps away, featuring an interactive kitchen and a huge patio to enjoy outdoor activities. This model is 3 bedrooms, 2 bathrooms, and has both a living room and dining room.

**\$223,813**

**Driving Directions:** I-75 to exit 224 East US 301. Right on to Old Tampa Road. Right on to Ft. Hamer Road. Left on to Mulholland Road. Proceed to second entrance. PH: 941.776.0777



## 10 | CLEAR DAY AT RIVER'S REACH

BY NEAL COMMUNITIES

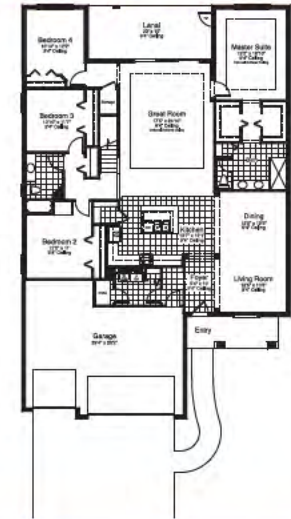


The Clear Day is a spacious four bedroom, 2.5 bathroom home with plenty of room for the whole family. At 2980 square feet, the home has many optional features including a den, a fifth bedroom, and different bonus room configurations. Ideal for any active Florida lifestyle, homes in River's Reach enjoy a number of outdoor amenities, preserve views, picturesque landscaping, and spacious homesites.

**\$249,990**

**Driving Directions:** Take Exit 220 (SR 64) east off I-75. Proceed east until you reach Rye Road. Rye Road will be a left-hand turn. Entrance to River's Reach is approximately 3 miles ahead on the left.

PH: 941.776.3355



LV65728

## 11 | THE PALMS AT RIVIERA DUNES

RIVIERA DUNES COMMUNITY



The Alexandra III 9th floor model offers stunning unobstructed views of the Manatee River and Riviera Dunes Marina. This luxury 3 bedroom/2 bath waterfront condo features 2,340 SF plus two terraces totalling 294 SF – all complete with upgrades. Value priced below builder cost! Low monthly fees. Easy access to Sarasota, Bradenton and St. Pete/Tampa. Complete with million dollar views! Boat slips available

**\$409,900**

*Other Palms condos available - From the low 200's.*

**Driving Directions:** From I-75 take exit 224 (Ellenton Outlet Mall exit) drive 2.9 mi on 301 South. Turn left on Haben Blvd., Drive .6Mi turn right into The Palms At Riviera Dunes, #501 Haben Blvd.

PH: 941.479.7962



LV68113

## 12 | DOGWOOD AT RIVER STRAND

BY LENNAR HOMES



Amazing view in every unit overlooking the Sanctuary golf course and Manatee River! This 2BR/2Bath den is breathtaking! Volume Ceilings with numerous included features! Bundled golf membership is included when you purchase any Veranda product in River Strand!

- 27-hole championship golf course by Arthur Hills
- Eight lighted, Har-Tru™ tennis courts
- Expansive 39,000-sq.-ft. Tuscan-inspired clubhouse
- 3,500-sq.-ft. health & fitness spa w/resort-style pool
- Full golf & tennis membership included with all home purchases

**upper \$100's**

**Driving Directions:** From I-75 Head east 1/4 mile. Take left at first stop light into Heritage Harbour. Follow signs into River Strand Golf and Country Club.

PH: 888.212.0191



LV65520

# GET REAL. GET NEAL.



## Get to the *Parade of Homes*®

Neal Communities has long been a company of real people building homes and communities for real people. And here are some *real* examples of what you can expect. With pricing from the low \$100s to the \$300s and a host of home styles and lifestyle options to choose from, getting real value is never a problem. And with this year's Parade of Homes,® it's a *real* good time to buy your next home. So if you're ready for a home-buying experience the way it's supposed to be, then we'd suggest it's time to *Get Real...Get Neal.*



**1**  
**River's Reach**  
 16613 Rivers Reach Blvd.  
 Parrish, FL 34219  
 941.776.3355  
*from the high \$100s*

**2**  
**Central Park**  
 12145 Forest Park Circle  
 Bradenton, FL 34211  
 941.209.5869  
*from the high \$100s*

**3**  
**Fairfield**  
 5430 Chatham Square Way  
 Bradenton, FL 34203  
 941.328.1065  
*from the high \$100s*

**4**  
**Woodbrook**  
 6574 Pine Breeze Run  
 Sarasota, FL 34243  
 941.753.4134  
*from the high \$100s*

**5**  
**Sawgrass**  
 650 Sawgrass Blvd.  
 Venice, FL 34292  
 941.484.6743  
*from the \$300s*

**6**  
**Boca Royale**  
 1601 Englewood Road #1  
 Englewood, FL 34223  
 941.735.3506  
*from the high \$100s*

**7**  
**Arlington Cove**  
 27201 Ipswich Drive  
 Englewood, FL 34223  
 941.475.1898  
*from the high \$100s*

**8**  
**Grand Palm**  
 12386 Sagewood Drive  
 Venice, FL 34292  
 941.497.9849  
*from the mid \$100s*

**9**  
**Forest Creek**  
 4708 Charles Partin Drive  
 Parrish, 34219  
 941.776.2000  
*from the \$100s*

**10**  
**Belleisle**  
 14423 Whitemoss Terrace  
 Lakewood Ranch, 34202  
 941.358.0580  
*from the \$200s*

**11**  
**Edenmore**  
 7491 Edenmore Street  
 Lakewood Ranch, 34202  
 941.907.1157  
*from the high \$200s*

**12**  
**Miramar**  
 8210 Lakewood Ranch Blvd.  
 Lakewood Ranch, 34202  
 941.907.9844  
*from the \$200s*

## NEAL COMMUNITIES

Southwest Florida's Most Experienced Home Builder For Over 40 Years

[www.GetRealGetNeal.com](http://www.GetRealGetNeal.com)



Prices and availability subject to change without notice. CBC125637579





Whether it is new construction, a bathroom refit or a simple repair we will always appreciate your business.

Serving Manatee and Sarasota Counties Since 1979

- ~ Residential/Commercial Construction ~ Remodel/Renovation
- ~ Natural/LP Gas Installation ~ Water Heater Repair/Replacement
- ~ Fixtures/Faucet Repair/Replacement
- ~ Sanitary Line Inspection/Repair

1104 64th St. Ct. E.  
Bradenton, FL 34208

PH: 941.747.1110 • Fax: 941.747.1101

[www.GATORPLUMBING.COM](http://www.GATORPLUMBING.COM)



## The Palms at Riviera Dunes

NEW Condos from the low \$200's

- Stunning water/sunset views
- New Condos - Never lived in
- Low monthly fees.
- Boat Slips Available.
- Close to Everything

Models Open Daily Noon-5pm

ThePalmsatRivieraDunes.com  
501 Haben Blvd, Palmetto, FL 34221

Jeff Dieter, Broker  
941-479-7962

LV6616



## Sharp Design Studio

Award Winning  
Residential Design and Drafting



13007 W. Linebaugh Avenue  
Tampa, FL 33626

Office: 813.408.8404

[www.SHARPDDESIGNSTUDIO.COM](http://www.SHARPDDESIGNSTUDIO.COM)

**BB&T**

Local service. Local lender.

The benefits of having a local mortgage.



The right mortgage relationship makes all the difference, whether you're buying, building or refinancing a home. BB&T is fully invested in the success of our friends and neighbors in our community. For more than 140 years, we've been sharing our knowledge, helping clients make the best decisions, and achieve more control and more confidence in their financial lives. Stop by one of our financial centers and talk to us today.

BANKING INSURANCE INVESTMENTS

Mortgage products and traditional banking services are provided by Branch Banking and Trust Company, Member FDIC and Equal Housing Lender. Loans are subject to credit approval. Only deposit products are FDIC insured. © 2013, Branch Banking and Trust Company. All rights reserved. BBT.com

# COX



## CHEVROLET

# \$500 REBATE

For All Manatee-Sarasota  
HBA Members



# 941-749-2677

[CoxAuto.com](http://CoxAuto.com)

# 13 | HIBISCUS AT RIVER STRAND

BY LENNAR HOMES



Stunning 3BR/2Bath open floor plan in one of Bradenton's hottest communities. Stop by and see all the included features this home has to offer overlooking the beautiful Sanctuary golf course. Golf membership is included and the final phase has just been released!

- 27-hole championship golf course by Arthur Hills
- Eight lighted, Har-Tru™ tennis courts
- Expansive 39,000-sq.-ft. Tuscan-inspired clubhouse
- 3,500-sq.-ft. health & fitness spa w/resort-style pool
- Full golf & tennis membership included with all home purchases

*From the 200's*



**Driving Directions:** From I-75 head east 1/4 mile. Left into Heritage Harbour (Grand Harbour Parkway) and follow signs to River Strand Golf and Country Club.  
PH: 888.212.0191

LV65622

# 14 | CATALINA IN THE RESERVE AT THE INLETS

BY MEDALLION HOME



Located within The Inlets community, The Reserve is a private, gated community with boat docks on every homesite and saltwater access to the Manatee River with some located on the river. The Catalina floor plan is a 2 story model that reaches over 4000 square feet. It is a great custom layout with 4 Bedrooms and 3 bathrooms, an elevator, den, gameroom, dining room and second story balcony overlooking the Manatee River.

**\$2,209,600**



**Driving Directions:** I-75 to Exit 220 West SR 64 Right into Main entrance America's Cup Boulevard. Follow signs to model through two gates.  
PH: 941.748.7777

LV65693

# 15 | CAPRI IN BELLA SOLE AT THE INLETS

BY MEDALLION HOME



Bella Sole is a gated, maintenance free, waterfront community where every home site comes with a boat dock and deep salt water access. The Capri model is our new two story floor plan in Bella Sole that reaches over 3400 square feet. There are 3 bedrooms, 3 bathrooms, media room, dining room, den, pool bath, and a magnificent view of the Manatee River.

**\$1,109,783**



**Driving Directions:** I-75 Exit 220 West SR 64. Right on to 39th Street East. Left on to 2nd Drive NE. Curve right on to 36th Street NE. Right into gated entrance on 5th Avenue NE. Model will be on the left.  
PH: 941.748.7777

LV65692

## 16 | HARBOUR GRAND RETREAT

BY MINTO COMMUNITIES



**Driving Directions:** From I-75, take Exit 220B, merge onto SR-64 West, and continue approximately 13 miles. Harbour Isle is located on the right just before the Anna Maria Island Bridge.

3 Bedrooms, Den, Sun Room, Observatory, Retreat, 3 Baths, 2 Car Garage, 2960 Air Conditioned Square Feet. This incredible 3 story open floorplan with included elevator is perfect for entertaining. The spacious Great Room opens to the Sun Room with large windows. The luxurious kitchen features a sizable center island and cafe'. Proceed up the spiral staircase to the Observatory where you will experience breathtaking views. The spacious Master Suite is split from the 2 Bedrooms and Den. Relax and enjoy the views from the third floor retreat.

**From the \$370's**

PH: 941.896.4826



LV65703

## 17 | BLUE CYPRESS AT WINDING RIVER

BY BRUCE WILLIAMS HOMES



**Driving Directions:** From I-75 Exit 220 FL Highway 64. Head east on FL-64 for 2.9 miles, turn left on Upper Manatee River Rd. Continue on Upper Manatee River Rd for 4.1 miles. Winding River will be on the left.

Winding River is a small piece of paradise carved from 107 acres on the banks of Manatee River. With only 62 expansive homesites this community offers peaceful living and abundant natural beauty. In addition, residents have access to enjoy a day on the river by way of a private, resident only, boat launch.

Many outstanding residences are currently occupied in the community, however a nice selection of homesites are still available for building your dream home at Winding River.

**From the \$400's**

PH: 941.306.5892



LV65478

## 18 | OSPREY "C" AT RYE WILDERNESS ESTATES

BY D.R. HORTON



**Driving Directions:** From I-75, take Exit 220. Head East 4.2 miles on State Road 64 to Rye Road. Turn left and travel 2.5 miles to Rye Wilderness (at the intersection of 167th BLVD NE) on your right.

The Osprey "C" at Rye Wilderness Estates is situated on a 1/2 acre home site and features 3,816 sq. ft., 4 bedrooms, 3 baths and a 3-car garage. The tile roof and paved driveway and entryway gives the Osprey "C" an extra special touch. Rye Wilderness Estates features 1/2 acre estate home sites, no CDD fees, and a community park and playground. It is also conveniently located to excellent schools, shopping and area amenities such as Rye Wilderness Preserve, Prime Outlets at Ellenton, and Lake Manatee State Park.

**From the \$400's**

PH: 941.567.6173



LV65483



*The Ranch Grill*  
RESTAURANT & SPORTS BAR

# Sit Back And RELAX

And Let Us Do The Work!

Count on The Ranch Grill for your next  
**CATERING EVENT!**

Business Meetings, Conferences, Anniversaries, Parties...

We do it ALL so you don't have to lift a finger!

Ask about our Banquet Room to Accommodate Your Event!

On the corner of  
Lorraine Road and SR 70  
(Next to Memory Lane Ice  
Cream Shop)



Outdoor Patio • Banquet & Meeting Room  
Full Liquor Bar • Sunday Brunch Buffet



14475 SR 70 • Lakewood Ranch

941.756.9400

www.theranchflorida.com

LIVE MUSIC EVERY FRIDAY & SATURDAY



## The upgrade you don't have to pay for.

Experience the shops and boutiques in our charming, small-town setting. Taste exotic flavors at one of our international restaurants and watch everything from foreign films to blockbuster hits at our independent, six-screen cinema.

Main Street at Lakewood Ranch offers a full service salon & spa, miniature golf, cooking school, arts, live music and weekly special events.

Have fun, stay local and discover how we're redefining streetlife!

shopping | entertainment | restaurants



**MAIN STREET**  
*at Lakewood Ranch*



Main Street is located in the heart of Lakewood Ranch. Take I-75 to exit 213 and head east on University Parkway to Lakewood Ranch Boulevard. Head north 1 mile to Main Street.

www.lwrmainstreet.com



## Let us *orchestrate* your dream.

For the perfect products for your kitchen or bath, stop by a Ferguson showroom. It's where you'll find the largest range of quality brands, a symphony of ideas, and trained product experts to help orchestrate your dream. With showrooms from coast to coast, come see why Ferguson is recommended by professional contractors and designers everywhere.



**FERGUSON**<sup>®</sup>  
*Bath, Kitchen & Lighting Gallery*



APPLIANCES



FAUCETS



FIXTURES



LIGHTING

Sarasota:

2451 17th Street

(941) 951-0110



FERGUSON.COM

© 2013 Ferguson Enterprises, Inc All Rights Reserved



# BRADENTON INSURANCE

Protecting Florida's West Coast

*Insuring  
Home Builders and  
Home Owners  
since 1954*

1400 Ballard Park Drive  
Bradenton, Florida 34205  
Phone: (941) 748-0511  
Fax: (941) 748-6444



2-10 Home Buyers Warranty offers you the peace of mind that only comes with the most expertise & experience in the home warranty business. For 30 years we've helped new homebuyers safeguard their single largest investment, their homes.



[www.2-10.com](http://www.2-10.com)



941-377-5133

[WWW.COASTTOCOASTPOOLS.COM](http://WWW.COASTTOCOASTPOOLS.COM)

## Your Local Pool Experts

- ~ New Construction
- ~ Remodels/Renovations
- ~ Equipment Sales/Repairs
- ~ Weekly Pool Service and Maintenance

CPC1457311



*First Federal*  
BANK of FLORIDA

Deposits ~ Mortgages ~ Loans  
Serving Sarasota & Bradenton

(941) 359-6820

[www.ffsb.com](http://www.ffsb.com)



Think BIG kitchens.  
Think BIGGER value!



Discover the BIG value of *Built to Order*.  
Stoneybrook at Venice

• 2,136–3,512 sq. ft., 2–6 bdrms., 2–4.5 baths

From I-75, take Exit 191 (River Rd.) and go .75 mi. toward Venice. Stoneybrook entrance is on the right. (941) 882-3697

Get a FREE Whirlpool® appliance package upgrade when you purchase a *Built to Order* KB home at Stoneybrook at Venice by March 10.

888-KB-HOMES | [kbhome.com](http://kbhome.com)





19 | KINGSLEY

BY HOMES BY TOWNE



"Kingsley" great room plan with 4 bedrooms and 3 full baths with 2755 sq. ft. Gourmet kitchen features 42" upper cabinets, 3 cm upgraded granite, stainless steel appliances, 6' island and very spacious bar that seats 6 comfortably. 15' vaulted ceilings in great room. With 3 separate sleeping areas for privacy, the master bedroom features a relaxing view of pool. Outdoor living has 32' cover lanai. Wonderful home for entertaining family and friends. Come and enjoy all that GreyHawk Landing has to offer.

**From the \$260,000's**



**Driving Directions:** I-75 exit 220 head east on SR 64 3 miles. GreyHawk Landing entrance on left. Go thru the gate and make your first left onto Mulberry Avenue. Make next right on Honeyflower Loop. Model is on your left.  
PH: 941.784.9300

20 | MAGNOLIA AT GREYHAWK LANDING

BY SAM RODGERS HOMES



The Magnolia model is the newest design by Sam Rodgers Homes. A wide open Great Room plan with 4 bedrooms and 3 bathrooms plus a den/bonus room and 3 car garage with a pool overlooking a beautiful nature preserve. All complemented by two outdoor Living areas to enjoy the pool and beautiful Florida weather while entertaining guests. Sam Rodgers Homes has been building in Florida for 43 years and the Magnolia is another testament to his long standing continued commitment to quality.

**From the \$270's**



**Driving Directions:** I-75 exit 220 East, 3.5 miles, left on GreyHawk Boulevard, into the entrance of GreyHawk Landing. Follow the signs to the model.  
PH: 941-737-4127

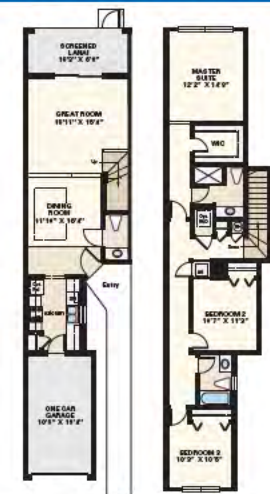
21 | CARLISLE AT PALMA SOLA TRACE

BY TAYLOR MORRISON



This fabulous community in prestigious West Bradenton offers the best of all worlds: location, value, and builder reputation. Our residents enjoy a maintenance-free life style with plenty of time to enjoy white sandy world-famous beaches just 3 miles away or the on-site clubhouse with tot-lot, gathering room, Nautilus fitness center, and fantastic 81-foot heated lagoon-style pool. There's plenty of time to jog or bike the 100-acre site, stroll down to the neighborhood coffee shop, enjoy an ice cream, or great meal at the new local restaurants.

**\$162,900**



**Driving Directions:** Take I-75 to exit 220 (S.R. 64). Go west 10 miles (on S.R. 64/Manatee Avenue) to 75th Street West. Go South (left) for 1.5 miles. Entrance to Palma Sola Trace will be on your left.  
PH: 941.761.0587

## 22 | DOLCETTO AT CENTRAL PARK

BY CARDEL HOMES

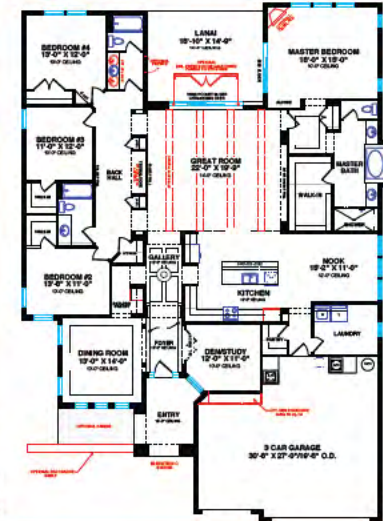


**Driving Directions:** on I-75 take exit 220 and head east. Turn right onto Lakewood Ranch Boulevard. Turn left onto 44th Avenue W. Take first right onto Great Park Boulevard.

Beautiful Travertine floors throughout this Cardel executive home. 16' high foyer ceilings, 14' high in Greatroom, gourmet kitchen, winerom with travertine stone walls, 2 Italian designed fireplaces, incredible attention to detail, custom trim work, 8' high interior doors, morning bar in master bedroom. A must see!

*From the \$300's*

PH: 941.567.6108



LV65480

## 23 | SPRINGFIELD II AT CENTRAL PARK

BY LEE WETHERINGTON HOMES



**Driving Directions:** I-75 South take exit 220 (SR64) east to Lakewood Ranch Blvd, turn right. Turn Left onto 44th St. E. & Central Park on the right. I-75 North take exit 217A (SR70) east to Lakewood Ranch Blvd, turn left. Turn Right onto Malachite Rd & Central Park on the left.

The Springfield II built in Longview Lake Park, provides the largest homes and home sites available in the Central Park Community.

This attractive Great Room plan contains 3 Bedrooms, 3 Baths, 3 Car Garage, Study, and Bonus Room on the first floor. The optional second floor is comprised of an airy Retreat and Powder Bath for the perfect getaway. The expansive outdoor living boasts two covered areas, pool, cage, and paver deck for maximum fun and relaxation.

*From the mid \$300's*

PH: 941.755.5412



LV65500

## 24 | CASEY AT ROSEDALE

BY ASHTON WOODS HOMES



**Driving Directions:** From Sarasota: North on I-75 to exit 217A, to State Road 70 east, left on Lakewood Ranch Blvd., left on 44th Street.

This appealing community is convenient to upscale shopping and dining, beaches and acclaimed cultural activities, and only 15 minutes from the Sarasota Airport. Our dynamic, new homes have been specially created for Rosedale. By combining flexibility, value and personalization, we make it easy to find your perfect home in a highly distinguished neighborhood.

*From the low \$300's*

PH: 941.228.9892



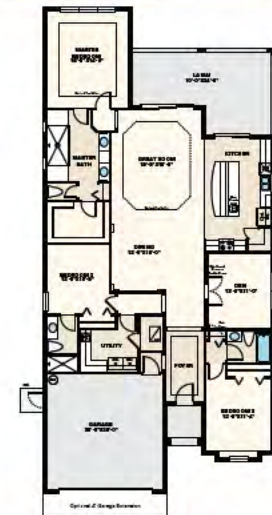
LV65477

## 25 | LAZIO IN ESPLANADE GOLF & COUNTRY CLUB AT LAKEWOOD RANCH BY TAYLOR MORRISON



Built with entertaining in mind, the Lazio model has an open plan that is perfect for parties. The large kitchen with its oversized center island overlooks a spacious great room, which is adjacent to a formal dining area and a home office. The three bedroom plan features two guest rooms, each with their own private bath, as well as a secluded master suite with double vanity and walk-in closet. With 2,275 sq. ft. of living space, the Lazio also includes a laundry room and two-car garage. \*Floorplans are preliminary and subject to change.

**\$307,900**



**Driving Directions:** Take SR 70 east of I-75; then take Lakewood Ranch Blvd. north (left) and then east (right) at the first traffic light - Rangeland Rd. Follow to community. Take SR 64 east of I-75; then take Lakewood Ranch Blvd. south (right) and then east (left) at Rangeland Rd. Follow to community. PH: 941.799.5496

## 26 | CASTELLO IN ESPLANADE GOLF & COUNTRY CLUB AT LAKEWOOD RANCH BY TAYLOR MORRISON



Part of the La Palma Collection, the Castello model offers a generous 2,607 sq. ft. of living space with a three-bedroom design that includes a private master suite with walk-in closet. Just inside the foyer, a set of double doors lead to a cozy den, while just ahead are a formal living room and dining room. The open kitchen overlooks a great room and includes a breakfast area with views of the covered lanai. \*Floorplans are preliminary and subject to change.

**\$355,900**



**Driving Directions:** Take SR 70 east of I-75; then take Lakewood Ranch Blvd. north (left) and then east (right) at the first traffic light - Rangeland Rd. Follow to community. Take SR 64 east of I-75; then take Lakewood Ranch Blvd. south (right) and then east (left) at Rangeland Rd. Follow to community. PH: 941.799.5496

## 27 | HARMONY IN CENTRAL PARK AT LAKEWOOD RANCH BY NEAL COMMUNITIES



At 2453 square feet, the Harmony at Central Park lives large and suits a variety of active lifestyles. The home's three bedrooms and three bathrooms are tucked away from the main living space, allowing residents to have privacy while still being moments away from the expansive great room and kitchen areas. With beautiful through views at every turn, it's easy to see why the Harmony is a top-selling home.

**\$303,990**



**Driving Directions:** From I-75, take exit 217 (SR 70) east to Lakewood Ranch Blvd. and turn left. Turn right at 44th Avenue East. Central Park will be on your right. PH: 941.756.2608

# Parade of Homes Index

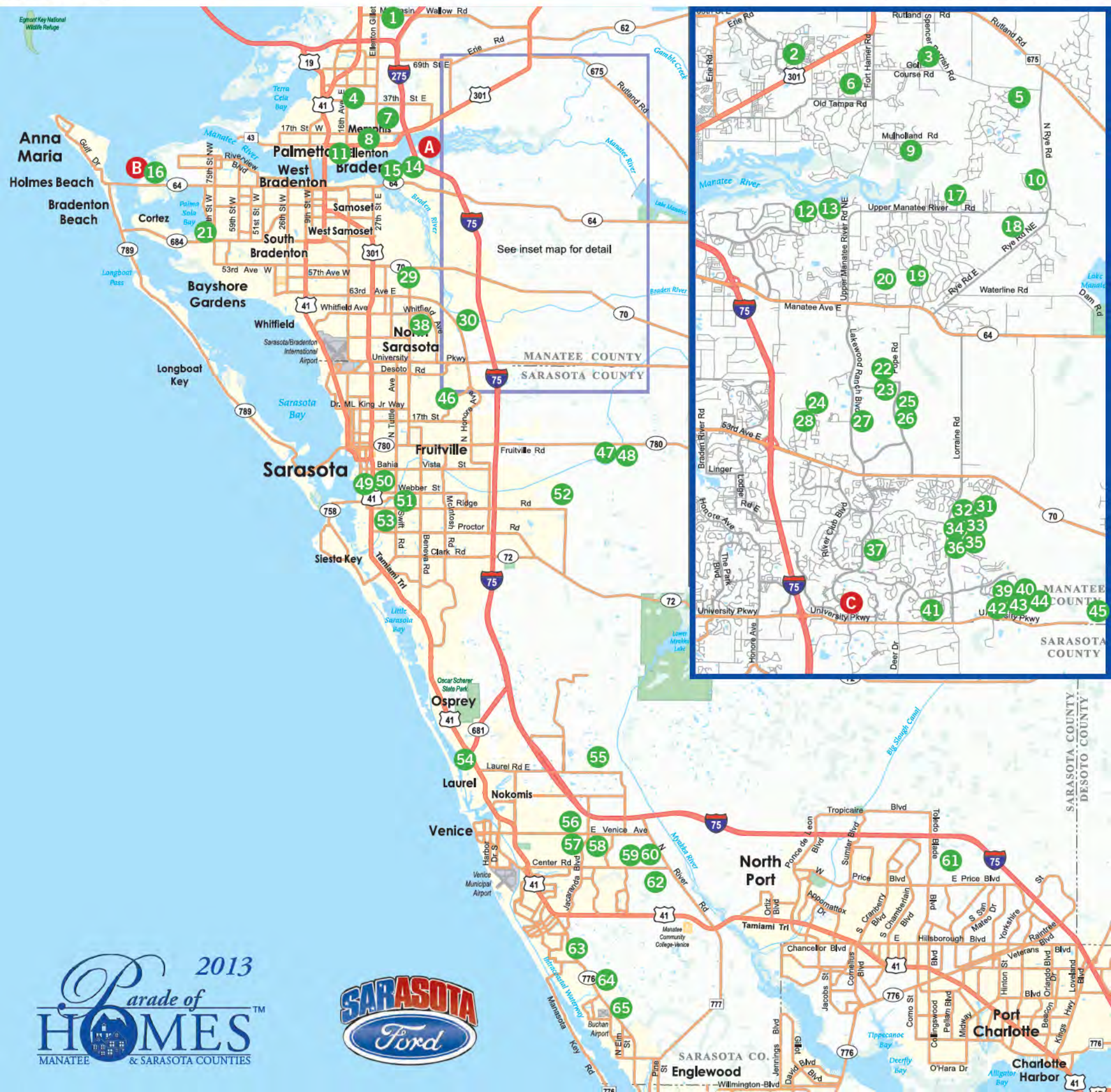
## Featured Developments

<b>A</b>	<b>WCI Communities</b>	<b>Tidewater Preserve</b>	<b>Bradenton</b>
<b>B</b>	<b>Minto Communities</b>	<b>Harbour Isle</b>	<b>Bradenton</b>
<b>C</b>	<b>Lakewood Ranch Communities</b>	<b>Lakewood Ranch</b>	<b>Lakewood Ranch</b>

## Models

<b>1</b>	<b>MARONDA HOMES</b> Valencia	3410 97th Lane East, Palmetto, FL 34221
<b>2</b>	<b>M/I HOMES</b> Hartford II	9038 39th Street Circle East, Parrish, FL
<b>3</b>	<b>MEDALLION HOME</b> The Aruba	4906 131st Drive East, Parrish, FL 34219
<b>4</b>	<b>MARONDA HOMES</b> Hampton	2338 50th Street, Palmetto, FL 34221
<b>5</b>	<b>MEDALLION HOME</b> The Barbados 2700	4102 162nd Avenue, Parrish, FL 34219
<b>6</b>	<b>NEAL COMMUNITIES</b> Blue Sky 2	4711 Forest Creek Trail, Parrish, FL 34219
<b>7</b>	<b>MANATEE COUNTY HABITAT FOR HUMANITY</b> Faith III	1634 38th Ave East, Ellenton, FL 34222
<b>8</b>	<b>CENTER POINTE HOMES</b> Catania	3506 13th Street East, Ellenton, FL 34222
<b>9</b>	<b>MEDALLION HOME</b> The Harbour	12909 24th Court East, Parrish, FL 34212
<b>10</b>	<b>NEAL COMMUNITIES</b> Clear Day	1571 Hickory View Circle, Parrish, FL 34219
<b>11</b>	<b>THE PALMS AT RIVIERA DUNES</b> Alexandra	501 Haben Boulevard #901, Palmetto, FL 34221
<b>12</b>	<b>LENNAR HOMES</b> Dogwood	7149 River Hammock Drive #203, Bradenton, FL 34212
<b>13</b>	<b>LENNAR HOMES</b> Hibiscus	7124 Grand Estuary Trail, Bradenton, FL 34212
<b>14</b>	<b>MEDALLION HOME</b> The Catalina	632 Regatta Way, Bradenton, FL 34208
<b>15</b>	<b>MEDALLION HOME</b> The Capri	4505 5th Avenue NE, Bradenton, FL 34203
<b>16</b>	<b>MINTO COMMUNITIES</b> Harbour Grand Retreat	321 Sapphire Lake Dr. Unit 202, Bradenton, FL 34209
<b>17</b>	<b>BRUCE WILLIAMS HOMES</b> Blue Cypress	14205 9th Terrace NE, Bradenton, FL 34212
<b>18</b>	<b>D.R. HORTON</b> Osprey "C"	384 N.E. 165th Court, Bradenton, FL 34212
<b>19</b>	<b>HOMES BY TOWNE</b> Kingsley	834 Honeyflower Loop, Bradenton, FL 34212
<b>20</b>	<b>SAM RODGERS PROPERTIES/ARTHUR RUTENBERG</b> The Magnolia	835 Honeyflower Loop, Bradenton, FL 34212
<b>21</b>	<b>TAYLOR MORRISON</b> Carlisle	7339 Skybird Road, Bradenton, FL 34209
<b>22</b>	<b>CARDEL HOMES</b> Dolcetto	4813 Great Park Boulevard, Bradenton, FL 34211
<b>23</b>	<b>LEE WETHERINGTON HOMES</b> Springfield II	4809 Great Park Boulevard, Lakewood Ranch, FL 34211
<b>24</b>	<b>ASHTON WOODS HOMES</b> Casey	Rosedale in Bradenton, FL 34202
<b>25</b>	<b>TAYLOR MORRISON</b> Lazio	5231 Esplanade Boulevard, Lakewood Ranch, FL 34211
<b>26</b>	<b>TAYLOR MORRISON</b> Castello	5227 Esplanade Boulevard, Lakewood Ranch, FL 34211
<b>27</b>	<b>NEAL COMMUNITIES</b> Harmony	11803 Gramercy Park Avenue, Bradenton, FL 34211
<b>28</b>	<b>ROSEDALE CONSTRUCTION INC.</b> Rosa	9723 51st Terrace East, Lakewood Ranch, FL 34211
<b>29</b>	<b>NEAL COMMUNITIES</b> Tidewater	5430 Chatham Square Way, Bradenton, FL 34203

<b>30</b>	<b>Medallion Home</b> The Havana	7518 Rio Bella Place, University Park, FL 34201
<b>31</b>	<b>John Cannon Homes, Inc.</b> The Baylin	7319 Haddington Cove, Lakewood Ranch, FL 34202
<b>32</b>	<b>Taylor Morrison</b> Francesco	7315 Haddington Cove, Lakewood Ranch, FL 34202
<b>33</b>	<b>John Neal Homes</b> Fairhaven II	15113 Camargo Place, Lakewood Ranch, FL 34202
<b>34</b>	<b>Arthur Rutenberg Homes/Nelson Homes, Inc.</b> Sienna	7311 Haddington Court, Lakewood Ranch, FL 34202
<b>35</b>	<b>Lee Wetherington Homes</b> Murano	14907 Camargo Place, Lakewood Ranch, FL 34202
<b>36</b>	<b>Lee Wetherington Homes</b> Sarezzo II	14818 Secret Harbor Place, Lakewood Ranch, FL 34202
<b>37</b>	<b>John Neal Homes</b> Belmont II	7304 Greystone Street, Lakewood Ranch, FL 34202
<b>38</b>	<b>Neal Communities</b> Starlight	6574 Pine Breeze Run, Sarasota, FL 34243
<b>39</b>	<b>London Bay Homes</b> Alezio	7983 Matera Court, Lakewood Ranch, FL 34202
<b>40</b>	<b>Nutter Custom Construction</b> The Windward	16023 Topsail Terrace, Lakewood Ranch, FL 34202
<b>41</b>	<b>Neal Communities</b> Granada	8321 Miramar Way, Lakewood Ranch, FL 34202
<b>42</b>	<b>Arthur Rutenberg Homes/Nelson Homes, Inc.</b> Marbella	16018 Topsail Terrace, Lakewood Ranch, FL 34202
<b>43</b>	<b>John Cannon Homes, Inc.</b> The Akarra II	16019 Topsail Terrace, Lakewood Ranch, FL 34202
<b>44</b>	<b>Todd Johnston Homes</b> Montego	16022 Topsail Terrace, Lakewood Ranch, FL 34202
<b>45</b>	<b>Arthur Rutenberg Homes/Nelson Homes, Inc.</b> Amalfi	19450 Beacon Park Place, Bradenton, FL 34202
<b>46</b>	<b>Haines Custom Homes</b> Bonaire	3529 Trebor Lane, Sarasota, FL 34235
<b>47</b>	<b>London Bay Homes</b> Isabella	3206 Founders Club Drive, Sarasota, FL 34240
<b>48</b>	<b>London Bay Homes</b> Laurel Cottage	8817 Colonels Court, Sarasota, FL 34240
<b>49</b>	<b>Allegra Homes</b> St. Joseph	2525 Mulberry Terrace, Sarasota, FL 34239
<b>50</b>	<b>Todd Johnston Homes</b> Datura	1805 Datura Street, Sarasota, FL 34236
<b>51</b>	<b>John Cannon Homes, Inc.</b> The Macalla	1815 Wisteria Street, Sarasota, FL 34239
<b>52</b>	<b>Ryland Homes</b> Sandpiper	8270 Nandina Drive, Sarasota, FL 34240
<b>53</b>	<b>D.R. Horton</b> The Orchid	1804 Kenilworth Street, Sarasota, FL 34231
<b>54</b>	<b>Legacy Builders</b> Casa Bonita	4967 Topsail Drive, Nokomis, FL 34275
<b>55</b>	<b>WCI Communities</b> Boretto	261 Martellago Drive, North Venice, FL 34275
<b>56</b>	<b>Neal Communities</b> Stonebridge	650 Sawgrass Boulevard, Venice, FL 34292
<b>57</b>	<b>TAYLOR MORRISON</b> Pinehurst	2548 Cortenova Court, Venice, FL 34292
<b>58</b>	<b>TAYLOR MORRISON</b> Ibis	2453 Terracina Drive, Venice, FL 34292
<b>59</b>	<b>LENNAR HOMES</b> Trevi	11808 Breadfruit Lane, Venice, FL 34292
<b>60</b>	<b>KB HOME</b> 2505	2152 Weaver Bird Lane, Venice, FL 34285
<b>61</b>	<b>LENNAR HOMES</b> Trevi	2546 Arugula Drive, North Port, FL 33950
<b>62</b>	<b>NEAL COMMUNITIES</b> Sunrise	12386 Sagewood Drive, Venice, FL 34292
<b>63</b>	<b>D.R. HORTON</b> Edison	5308 Layton Drive, Venice, FL 34293
<b>64</b>	<b>NEAL COMMUNITIES</b> Endless Summer 2	10740 Trophy Drive, Englewood, FL 34223
<b>65</b>	<b>NEAL COMMUNITIES</b> Sea Grass	27201 Ipswich Drive, Englewood, FL 34223



See inset map for detail

MANATEE COUNTY  
SARASOTA COUNTY

MANATEE COUNTY  
SARASOTA COUNTY  
DESOTO COUNTY



SARASOTA CO. Englewood  
Charlotte Harbor

## 28 | ROSA AT ROSEDALE GOLF &amp; COUNTRY CLUB

BY ROSEDALE CONSTRUCTION INC.



Located in the Gated Community of Rosedale Golf & Country Club, this greatroom plan is picture perfect! When location, floor plan, amenities and price are at the top of your priority list, don't miss this beautiful home...it has it all! STANDARD quality features include 42" self-closing kitchen cabinetry, Granite countertops in kitchen and baths, expansive designer tile in all the main living areas of the home, impact-resistant windows and doors, paver brick driveway, walkway, covered lanai, along with a 300' paver brick side patio.

**\$322,000**

**Driving Directions:** Travel I-75, take the SR70 exit #217 East, travel east to the first light, turn left and check in with the sales center on the right.  
PH: 941.751.9070



LV65869

## 29 | TIDEWATER AT FAIRFIELD

BY NEAL COMMUNITIES

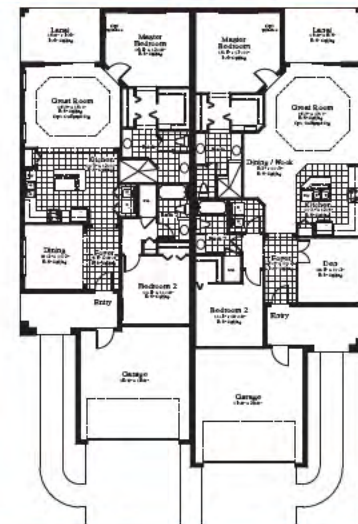


This Tidewater at Fairfield is the first model ever of this beautiful, 1524 square foot villa. With two bedrooms, two bathrooms, and a unique dining/nook area, this home has ample light and life. Ideal for entertaining, the main living areas of the home all connect, providing a beautiful through view to the lake beyond. Bedrooms are tucked away from the main living space, providing privacy.

**\$190,990**

**Driving Directions:** From I-75 take exit 217 (SR 70) west. Turn left at Fairfield Boulevard, the entrance for Fairfield.

PH: 941.792.5333



LV65743

## 30 | HAVANA AT RIVA TRACE

BY MEDALLION HOME

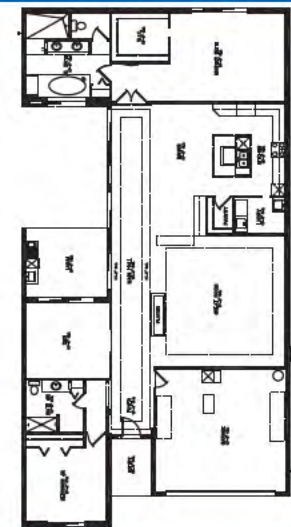


Riva Trace is a maintenance-free, private, gated enclosed community boasting the best of both worlds; nestled along the Braden River on lush, forested grounds, yet only minutes from the University Park shopping centers. The Havana floor plan presents a modern courtyard with wide open rooms and an enormous kitchen and large covered lanai great for entertaining. The model has 2 bedrooms, 2 bathrooms, den and a greatroom.

**\$539,157**

**Driving Directions:** I-75 to exit 213 West University Parkway. Right on to Honore Road and it will be approximately 2 miles on your right.

PH: 941.360.2053



LV65625

## 31 | THE BAYLIN AT HADDINGTON

BY JOHN CANNON HOMES, INC.



The classic Tuscan architecture of The Baylin fuses with stylishly designed living areas in a California casual style flair to create a haven that's as distinctively classic as it is tastefully eclectic. The great room and dining area have a sophisticated, yet restful mood and the outdoor living area of the home transforms the summer kitchen into a dramatic entertainment area with fire pit. The home at 3,325 s.f. features 4 bedrooms, 3 baths, great room, dining room, kitchen, study, upper level lanai and 3-car garage.

*From the High \$500's plus homesite*



**Driving Directions:** From North/South I-75: Drive east on University Pkwy. to Lorraine Rd. Turn left onto Lorraine, and then right on Players Dr. Proceed through the gate turning right at the entrance of Haddington. The Baylin is located at 7319 Haddington Cove. PH: 941.907.9009

LV65485

## 32 | FRANCESCO IN HADDINGTON AT COUNTRY CLUB EAST

BY TAYLOR MORRISON



The Francesco offers a spacious 2,802 sq ft of living space and includes three bedrooms, three and a half baths, and a two-car garage. The heart of this exceptional home is the chef-inspired kitchen with expansive counter space, walk-in pantry, and generously sized center island. On either side of the kitchen are a spacious family room and large dining room as well as a nearby private den. The master suite is a true retreat, with his-and-hers closets and a master bath, featuring a double vanity, walk-in shower and garden tub.

**\$410,900**



**Driving Directions:** From I-75 exit #217 for SR 70. Proceed East on SR 70 to Lorraine Rd. Turn right on Lorraine Rd. Proceed approx. 2 mi, turn left into Country Club East and say Taylor Morrison at the gate. Turn right into Haddington on Haddington Cove. PH: 941.799.5537

LV65126

## 33 | FAIRHAVEN II AT CAMARGO IN COUNTRY CLUB EAST AT LAKEWOOD RANCH

BY JOHN NEAL HOMES



The Fairhaven II is elegant and spacious, the perfect retreat from a busy day! Nestled amidst the beautiful preserve and golf course areas of Country Club East, this home has picturesque views everywhere you look. At 3367 square feet, this three bedroom, three-bathroom oasis has an open footprint with plenty of places to entertain and live. Plan comes standard with a great room, dining room, and even a den - optional features allow homeowners to customize their dream home with ease.

**\$1,632,000**



**Driving Directions:** At I-75, take exit 213 East. Turn left on Lorraine Road. Turn right onto Players Drive, turn left onto Camargo Place.

PH: 941.907.2051

LV65491

# 34 | SIENNA IN COUNTRY CLUB EAST BY ARTHUR RUTENBERG HOMES/NELSON HOMES, INC.



Beautiful lake front home in newest Country Club East lake front community of Haddington. Shows off our Signature standards with 90 degree doors at Casual Dining area, large Lanai/Cabana area. The outdoor living area features large pool/spa, outdoor fireplace and outdoor kitchen. The Sienna showcases our Casual Dining "Florida Lifestyle" concept perfectly, you can imagine yourself living in this home today!

***In the mid \$800's all included***

**Driving Directions:** I-75 to University Parkway exit, East to Lorraine Road. North (left) on Lorraine to Players Drive. Turn right on Players Drive, first right after gatehouse - first model on left.  
PH: 941.907.8939



LV55472

# 35 | MURANO AT CAMARGO

BY LEE WETHERINGTON HOMES



This home with 3254 square feet of gracious living features 3 Bedroom Suites, 3-1/2 Baths, Grand Room, Bonus Room, Study, Gourmet Kitchen with Café, and a Formal Dining Room. The oversized 3 Car Garage features a unique air conditioned "Florida Basement™" and oversized garage doors to accommodate all vehicles. The pocketing sliding doors open the home onto the expansive outdoor area featuring Paver Decks, multi-level Pool/Spa, and a covered Summer Kitchen which accommodates the ideal setting for the Florida Lifestyle.

***Starting from high \$500's***

**Driving Directions:** Drive east on University Parkway and turn left on Lorraine Rd. Turn right into the entrance of Country Club East onto Players Dr. Turn Left into Camargo, model straight ahead.  
PH: 941.363.0370



LV55498

# 36 | SAREZZO II AT SECRET HARBOR

BY LEE WETHERINGTON HOMES



The Sarezzo II located in Secret Harbor, Country Club East, is certified Energy Star and Green Built. The spacious lower living includes 3 Bedrooms, 2-1/2 Baths, 3 Car Garage, Great Room, dine-in Kitchen, Café, formal Dining Room, and Study. Discover the oversized Retreat, Veranda, and Powder Bath on the optional second floor. The screened lanai with covered outdoor living area is equipped with a full Outdoor Kitchen, Pool/Spa, & Firepit for entertaining your friends and family.

***From the \$400's***

**Driving Directions:** Drive east on University Parkway and turn left on Lorraine Road. Turn right into the entrance of Country Club East onto Players Drive, Turn Right onto Secret Harbor Place.  
PH: 941.907.7019



LV55404



# 37 | BELMONT II AT GREYSTONE IN THE COUNTRY CLUB AT LAKEWOOD RANCH BY JOHN NEAL HOMES

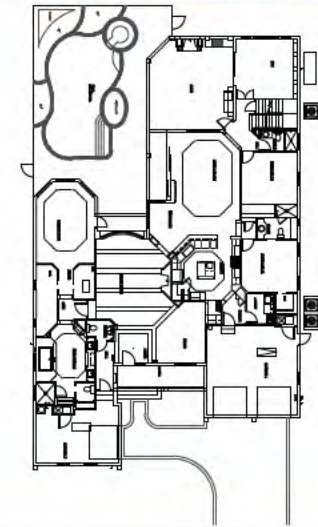


**Driving Directions:** From I-75, take exit 213 east on University Parkway. Go 1 mile to Lakewood Ranch Boulevard and turn left. At Balmoral Woods Boulevard turn right. At Greystone Street, go left.

The stunning, two-story Belmont II is the ideal home for enjoying all of beauty in the surrounding preserve, wetland, and golf areas of the Country Club at Lakewood Ranch. The home's 4125 square feet have been carefully crafted to provide homeowners with equal amounts of quiet areas and private space along with entertaining spaces. Three bedrooms, four bathrooms, a bonus room, den, dining room, and grand room all are considered standard plan features.

**\$1,632,000**

PH: 941.907.9275



LV65489

# 38 | STARLIGHT AT WOODBROOK

BY NEAL COMMUNITIES



**Driving Directions:** From I-75 take exit 213 (University Parkway) west to Lockwood Ridge Road. Turn right onto Lockwood Ridge Road. Proceed North. Entrance to Woodbrook on the right.

This brand new, 2233 square-foot floor plan offers the ease of open spaces and the privacy of individual retreats. This great room-home offers 3 bedrooms, a den, a dining room, and 2 1/2 baths. Showcasing exquisite architectural details, volume ceilings, an open floor plan, a gourmet kitchen, in addition to many more fabulous features!

**\$241,990**

PH: 941.753.4134



LV65740

# 39 | ALEZIO IN MATERA AT THE LAKE CLUB

BY LONDON BAY HOMES



**Driving Directions:** I-75 to University Parkway East to The Lake Club to 7983 Matera Court.

The Alezio has multiple design options which can accommodate from 2 to 4 bedrooms and 2 and one half baths to 4 and one half baths. The overall dimensions of the Alezio range in size from 3,105 to 3,995 A/C square feet and 4,122 to 5,343 total square feet. Any of the optional bedrooms may also be used as a study, game room or media room. Other optional features include an outdoor kitchen, family office, loggia or trellis, pool bath, storage, fireplace, and window and door considerations.

**\$1,350,000**

PH: 941.773.3004



LV65628

## 40 | THE WINDWARD

BY NUTTER CUSTOM CONSTRUCTION



The Windward at 3586 square feet, features an open great room floor plan with 3 bedrooms, 4 baths, library, state of the art kitchen, dining room, outdoor living spaces, elaborate pool with fire pit and a 3 car garage. This British West Indies inspired home will feature a clean crisp design with luxury coastal finishes.

*From the \$800's*



**Driving Directions:** Head East on University, cross over Lorraine, turn left into the Lake Club. Proceed thru gate, turn right on Clearlake Ave, then left on Topsail Terrace.  
PH: 941.924.1868

LV65750

## 41 | GRANADA AT MIRAMAR IN THE COUNTRY CLUB AT LAKEWOOD RANCH

BY NEAL COMMUNITIES



Enjoy outstanding golf course views from this roomy, three bedroom townhome. The 2187 square foot, great room plan boasts great through views of the beautiful outdoors, while the bedroom and loft areas offer plenty of room for comfortable living. This gated community has a recreation center with a fitness room and heated pool and provides a convenient, carefree lifestyle within Lakewood Ranch.

**\$258,990**



**Driving Directions:** From I-75 take exit 213 (University Parkway) east. Miramar is on the left just before Lorraine Road.

PH: 941.907.9844

LV65792

## 42 | MARBELLA IN THE LAKE CLUB

BY ARTHUR RUTENBERG HOMES/NELSON HOMES, INC.



A unique home in a special community. Come experience the "Florida Lifestyle" as you dream it to be! This grand home is designed to be easy to live in and maintain but spectacular to entertain and to enjoy. The work areas are well positioned and hidden from view, the play areas like our Club Room with 90 degree doors to the Cabana and Casual Dining blur the lines from inside the home and outside. You will want to come back to see it again and again. And best of all it's all standard!

**From \$1,350,000**



**Driving Directions:** I-75 to University Parkway, Exit 213, east to Lake Club entrance. Go to information center to check in, get directions to the Vineyards.  
PH: 941.907.1230

LV65471



# Lakewood Ranch®

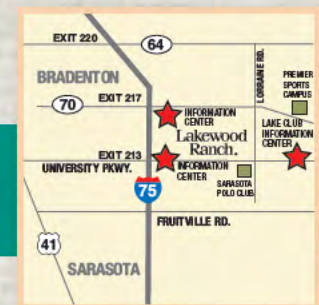
## Live. Work. Play.

Let the 2013 Parade begin at Lakewood Ranch! Come tour 40 luxury, furnished model homes by 16 award-winning builders. With prices starting in the \$150s, you're sure to find a new home on the Ranch that suits your lifestyle perfectly.

For the second year in a row, Lakewood Ranch was named the 9th best selling master-planned community in the United States! Boutique shopping, dining, world-class golf, polo, cricket, a sports campus venue and community events are just a sampling of the award-winning amenities available.

**Make Lakewood Ranch your home and be part of the top 10 places to live in the country. Call or visit one of our three information centers and pick up your FREE model home tour guide.**

**University Information Center Directions:**  
Take I75 to University exit 213, head east just past Lake Osprey Drive; University Information Center on right.



**941.907.6000**

**Tour daily! Information Centers & Model Hours:**

**Monday - Saturday 10 a.m. – 5:30 p.m. | Sunday Noon – 5 p.m.**

**Homes with home sites from \$150K to over \$5 million**

Prices subject to change without notice.

# A LEGACY FOR LIVING IN LAKEWOOD RANCH



## Homes Of Distinction Designed For Those With The Most Discerning Tastes

As lifelong members of the Southwest Florida community, we strive to bring the warmth and vibrant beauty of our surroundings to each floor plan and personal customization. John Neal Homes designs are inspired by our lives and experiences as residents of the Bradenton / Sarasota area, all of which have helped us create homes that exceed our homeowners' highest expectations and most discerning tastes.

[www.HomesbyJohnNeal.com](http://www.HomesbyJohnNeal.com)



1. Highfield - From the \$1 Millions - 941-907-9275  
3500sf - 6000sf
2. Leopard Creek, Hazeltine & Valderrama - From the \$300s  
941-907-2051 - 1800sf - 3400sf
3. Royal Valley & Camargo - From the \$500s - 941-907-9220  
2900sf - 4300sf
4. Secret Harbor - From low \$300s - 941-907-2051  
1800sf - 3400sf



**JOHN NEAL HOMES**  
A legacy for living.



## 43 | THE AKARRA II AT THE VINEYARDS

BY JOHN CANNON HOMES, INC.



The Akarra II features Tuscan architecture embodied by brick at both the exterior and interior of the home. Warm and inviting, The Akarra II at 3,399 s.f. offers 3 bedrooms, 4 baths, great room, dining room, spacious gourmet kitchen, study, bonus room, unbelievable outdoor living space with pool and spa, a separate outdoor area with fire pit and 3-car garage.



*From the \$750's plus homesite*

**Driving Directions:** From North-South I-75, drive east on University Pkwy. to the Lake Club entrance. Drive north on Lake Club Blvd., turn right on Clearlake Ave., turn left at Day Sailor. Turn right on Topsail Ter. The Akarra is located at 16019 Topsail Terrace. PH: 941.907.2817

## 44 | MONTEGO

BY TODD JOHNSTON HOMES



The Montego combines Italian architecture with innovative design to meet the needs of everyday life but still has the ability to entertain and impress. The spacious Great Room with beamed ceiling overlooks the resort style royal palm lined pool leading to a firepit conversation area. A well-appointed Gourmet Kitchen is ideal for entertaining or preparing daily meals with its large double islands. Come see how all rooms are situated to enjoy the expansive pool and veranda area.



*From the \$400's*

**Driving Directions:** From I-75 take University Parkway east past Lorraine Road to Lake Club Boulevard. Right on Clearlake Avenue, left on Day Sailor Trail, right on Topsail Terrace. PH: 941.925.4400

## 45 | AMALFI IN THE CONCESSION

BY ARTHUR RUTENBERG HOMES/NELSON HOMES, INC.



The Concession is a special golfing community and the Amalfi is the perfect golf home. The Amalfi was designed to be equally adept at handling the four family golf junket in its four suites or to give each of your family members their own space. The large and inviting kitchen is the perfect work and entertaining space while our Bonus Room and outdoor Living spaces screams fun for all! If you are only going to view a couple of the new models, make the Amalfi one.



*From \$1,350,000 all included*

**Driving Directions:** I-75 to University Parkway Exit 213, head East to end of University. Follow road around to Concession Gatehouse and get directions to Nicklaus Manor. PH: 941.907.1230

## 46 | BONAIRE IN WOOD RIDGE AT THE MEADOWS

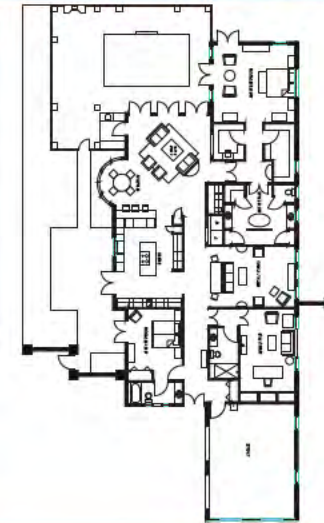
BY HAINES CUSTOM HOMES



**Driving Directions:** Trebor Lane is located in Wood Ridge on Long Meadow Road - In the center of the Meadows. Enter from Honore Avenue or 17th Street.

Young, hip and urban defines this home's style somewhere between classic and contemporary. Its inspiration is from the Dutch colonies of the Caribbean, but the motif is interpreted in an entirely modern way. Lux replaces opulence. Natural materials and textures take center stage. The palette is soothing and eternal: bark, linen, sand, sea grass, stone and gray pearl. The familiar is mixed with an element of surprise, such as the library ladder in the kitchen reaching twelve foot cabinets.

**From the \$950's**



LV68115

## 47 | ISABELLA AT THE FOUNDERS CLUB

BY LONDON BAY HOMES



**Driving Directions:** I-75 to Exit 210 (Fruitville Rd.) Drive approximately 3 miles East. Entry to The Founders Club is on right. Drive up to guard to enter.

The Isabella's interior was designed by Romanza, London Bay's award-winning in-house design studio. The home's contemporary feel features cool background in flooring, walls and countertops with bright accents of cobalt blue, orange and citrus yellow. The kitchen features polished absolute black granite countertops and clean white cabinets as well as a backsplash in sparkling blue pearl granite. Throughout, contemporary light fixtures incorporating polished metals and bold custom artwork compliment this striking, yet livable home.

**\$1,123,500**



LV66630

## 48 | LAUREL COTTAGE AT THE FOUNDERS CLUB

BY LONDON BAY HOMES



**Driving Directions:** I-75 to Exit 210 (Fruitville Rd.) Drive approximately 3 miles East on Fruitville. Entrance to The Founders Club is on the right. Drive up to guard house for entry.

The Laurel is a 2,505 sq. ft. maintenance-free Cottage Home with three bedrooms, three baths and a study. The home features a spacious great room design and a large lanai to accommodate outdoor living. Exterior, pool and landscape maintenance is provided through the neighborhood association.

**\$995,000**



LV66631

## 49 | ST. JOSEPH

BY ALLERGA HOMES



**Driving Directions:** Bee Ridge Rd. West to Bay St. (Bee Ridge turns into Bay St. west of US-41). Bay St. will turn into Osprey heading North to Bayview (just past Southside School). West on Bayview to Mulberry, turn right. 2525 Mulberry Terrace on the right.  
PH: 941.915.5000

The St. Joseph model is an exquisite example of a "Florida Open House Plan".

The first floor, with its 20' high ceiling with architectural moldings & beam work, magnificent maple & iron staircase, wine cellar under staircase, stunning open kitchen with room for 6 at the island, oversized guest suite, game room & master suite with walk-through office.

The second floor includes 2 bedrooms, full bath and a media room for the kids or teenagers along with a built in work station for studies and a Romeo and Juliet balcony overlooking the great room below.

**Priced at \$1,395,000 as seen**



LV65466

## 50 | DATURA

BY TODD JOHNSTON HOMES



**Driving Directions:** From US 41 and Hillview Street head west on Hillview Street to Osprey Avenue. Turn left or south on Osprey to Datura Street. House is located on the northwest corner of Osprey Avenue and Datura Street.  
PH: 941.925.4400

A welcoming Resort style feeling awaits you each time you enter The Datura model. This LEED and FGBC home WON THE PRESTIGIOUS PLATINUM LEED AWARD and is an ENERGY STAR HOME containing many energy saving features including Energy Star appliances, Green roof/wall closed soffit open cell insulation, MERV 13 air filters SEER 17.3 HVAC system, LEED certified wood floor and carpet, vintage cabinets and countertops, high efficiency plumbing fixtures and hybrid water heater to high efficiency irrigation and drought tolerant landscaping.

**From the \$700's**



LV66193

## 51 | THE MACALLA

BY JOHN CANNON HOMES, INC.



**Driving Directions:** From US 41 in Sarasota: Turn onto Wisteria Street, heading west. The Macalla is on the corner of Wisteria and Osprey Avenue at 1815 Wisteria Street.  
PH: 941.444.6466

Located at 1815 Wisteria St. The distinct Spanish Revival exterior of The Macalla sets the tone for the aged beauty which is reflected in the homes interior. John Cannon Homes Macalla has been designed to provide a stunning yet comfortable residence in this beautiful and charming neighborhood West of Trail. The Macalla at 3,300 s.f. home features 3 bedrooms, 3 baths, great room, spacious and well-appointed kitchen, study, upper level bonus room and spectacular outdoor living area with summer kitchen, pool, spa and 2 car garage.

**From the High \$700's**



LV65487



# LEGENDARY



Marbella in The Lake Club  
Lakewood Ranch



Sienna in Country Club East  
Lakewood Ranch



Amalfi in The Concession

Please visit our three model homes, in Lakewood Ranch - the Sienna at Haddington in Country Club East and the Marbella in the Vineyards section of The Lake Club and in The Concession our Amalfi in the Nicklaus Manor section.

For information call: Joe Dweck

Marbella and Amalfi 941-907-1230 - Sienna 941-907-8939

Arthur Rutenberg Homes proudly  
builds in these fine communities  
and On-Your-Lot.

Country Club East and The Lake Club  
at Lakewood Ranch • The Concession  
The Forest at High Hat Ranch

Arthur  Rutenberg  
Homes

[ArthurRutenbergHomes.com](http://ArthurRutenbergHomes.com)

Nelson Homes, Inc., an Independent Franchise  
License #CRC1330225







**We may be new to the neighborhood  
but we're here for you.**

**We're The Continental Group, Florida's leading property management company, and a proud new resident of Longboat Key. Last year, we saved Associations over \$2.5 million by delivering better service, better resources and better value. We are here to do the same for you. Let us prove it with a no-cost, no-obligation analysis of your community.**

**Call today. You'll be happy you did.**



A FirstService Residential Management Company

**Contact Michele Pryor at (941) 554-5450.  
[www.tcgmgmt.com](http://www.tcgmgmt.com)**

## 52 | SANDPIPER AT PALMER LAKE

BY RYLAND HOMES



The Sandpiper is a 2 story house with 4 bedrooms, 2.5 bathrooms, den, 2 car garage and a loft. You have the option of changing the den to a 5th bedroom with a full bath for your guest. With an eat in kitchen and dining area you have room to have the whole family over the next Holiday to eat, drink and be merry.

*From the \$200's*

**Driving Directions:** Take I-75 to Bee Ridge Road in Sarasota (exit 207). Go East on Bee Ridge Road. 3.2 miles to Iona Road. Turn left (North) on Iona Road and go .9 miles to Palmer Boulevard. Turn left on Palmer Boulevard to the Palmer Lake Community. PH: 941.343.2146



## 53 | THE ORCHID AT KENILWORTH ESTATES

BY D.R. HORTON



The Orchid at Kenilworth Estates (West of Trail) is a highly desirable floor plan. This plan features 3,576 sq. ft., 5 bedrooms, a bonus room and 4.5 baths. Relax by a brick paver covered pool area, stretch out in the spacious living room, or cook an amazing meal in the gourmet kitchen! Kenilworth Estates (West of Trail) is conveniently located to Siesta Key Beach, St. Armands Circle, downtown Sarasota, great restaurants and A-rated schools.

*From the \$500's*

**Driving Directions:** From I-75, take exit 207 (Bee Ridge Road exit) on to Bee Ridge Rd. Go west on Bee Ridge Road and continue approx. 5 miles. Take a left on S. Tamiami Trail (US-41). Kenilworth Estates will be ahead on your right. PH: 941.444.7056



## 54 | CASA BONITA AT BLACKBURN ESTATES

BY LEGACY BUILDERS



## GRAND OPENING

Blackburn Estates on the Bay is a rare find. An enclave of only twenty-six estate-size lots, this gated, waterfront community is just minutes from beaches, shopping and all the amenities Sarasota has to offer.

Pre Construction Pricing

*From the \$400's*

**Driving Directions:** South on US 41 to Laurel Rd. Turn West, drive for approx 1/4 mile to Bayshore, turn right. Development on left side of road. PH: 941.232.3271 or 941.587.3509



*Discover the  
Opportunities to  
Build your Business*

# HBA

## Manatee Sarasota



*Supporting & Creating  
Future Leaders  
in our Community*



*Future Builders*



*Parade of Homes*



*Networking Events*



*Fundraising Events*



*Sarasota Slam*



*Trade Shows and Marketing*



*Community Service*



*Education*

*Members receive discounts with national companies we do business with everyday.*

***Become a Member Today!***

*Home Builders Association Manatee-Sarasota  
8131 Lakewood Main Street, Ste 207, Lakewood Ranch, FL 34202  
(941) 907-4133 Fax (941) 907-4134  
[www.hbamanatee-sarasota.org](http://www.hbamanatee-sarasota.org)*

## 55 | BORETTO AT VENETIAN GOLF &amp; RIVER CLUB

BY WCI COMMUNITIES



Walk through the covered entry into this spacious home designed for Florida living. The Boretto offers a formal dining room, large great room open to the kitchen and a grand owner's suite. The Boretto's two additional bedrooms each feature private baths and the den also serves as a fourth bedroom. The home also features a handy golf cart garage in addition to a separate two-car garage.

**Priced From \$330,990**



**Driving Directions:** From I-75 take Exit 195 to Laurel Road. Go East on Laurel Road and you'll see the community on your left. The Welcome Center will be on your right.  
PH: 941.485.5063

## 56 | STONEBRIDGE AT SAWGRASS

BY NEAL COMMUNITIES



Welcome home to Venice's premier golf community! Sawgrass is a well-established, private, & gated community featuring a recreation center and exercise facility. The 2267 sf Stonebridge is an exceptional, great room-plan that opens up to a large lanai and the Florida outdoors. The large kitchen opens to a great room with the bedrooms, bathrooms, and den at the rear of the home, providing privacy.

**\$309,990**



**Driving Directions:** Take I-75 to exit 193 (Jacaranda Blvd) and go south. Turn right at Venice Avenue. Turn right onto N. Auburn Road. The main entrance to Sawgrass will be on the left.  
PH: 941.484.6743

## 57 | PINEHURST AT VERONA RESERVE

BY TAYLOR MORRISON



The Pinehurst is a 3/2/2 home with DEN and 2055 square feet of living area. Award winning home design with detailed "Rotunda." Kitchen opens to large great room! Other great features include formal dining, covered lanai, master suite with extra large walk in closet, garden tub with separate shower, and designer vanity! Three exterior design choices, two are optional selections.

**\$225,900**



**Driving Directions:** Take I-75 to exit 193, continue right on ramp towards Englewood / Venice. Turn right onto Jacaranda Blvd heading south. Proceed south through the round about, past Venice Ave and. Turn right into entrance of Verona Reserve.  
PH: 941.484.5369

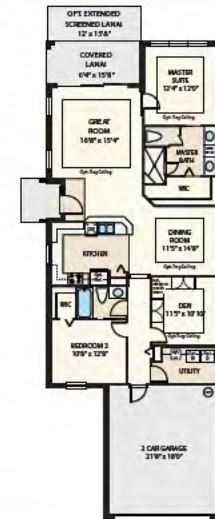
## 58 | IBIS AT VERONA RESERVE

BY TAYLOR MORRISON



The side entrance to the Ibis allows for a private entry enclave that opens to a large great room. The kitchen is adjacent to a separate dining area which adds functionality for the entertainer. The Ibis floor plan offers a Master Suite with a walk in closet and the back of the home is complimented by a screened lanai to take advantage of the pristine views Verona Reserve has to offer. The other side of the Ibis has a bedroom for guests with a large walk in closet. Across the hall you have a den and a utility room which is conveniently located off the 2 car garage.

**\$181,900**



**Driving Directions:** Take I-75 to exit 193, continue right on Ramp towards Englewood/Venice. Turn right onto Jacaranda Boulevard heading south. Proceed south through the round about, past Venice Avenue and turn right into entrance of Verona Reserve.  
PH: 941.484.5369

## 59 | TREVI IN STONEYBROOK AT VENICE

BY LENNAR HOMES



**LAST CHANCE TO OWN!**

Beautiful 4Br/3Bath home in prestigious Stoneybrook at Venice. This plan is great for all families! Very open great room plan with views from every room. Come see why this home was Lennar's best seller in 2012!

**From the low \$200's**



**Driving Directions:** From I-75 Exit 191, travel west for 1 mile. Make right into Community.

PH: 888.212.0191

## 60 | 2505 AT STONEYBROOK

BY KB HOMES



The 2505 model is a spacious and open floor plan offering a family room and nook, as well as formal living and dining rooms. The kitchen features a large island, butler kitchen and has ample cabinet and countertop space. The master suite features a large walk-in closet and spacious private bath.

**From the \$300's**



**Driving Directions:** From I-75, take Exit 191 (River Road) and go .75 mi. toward Venice. Stoneybrook entrance is on the right.

PH: 941.882.3697

## 61 | TREVI IN CYPRESS FALLS AT THE WOODLANDS

BY LENNAR HOMES



**Driving Directions:** Take I-75 to Exit 179, Toledo Blade Road. Drive South toward Hwy 41 for approximately 1/2 mile to Panacea Boulevard. Go left on Panacea and follow signs to the Lennar sales center.  
PH: 888.212.0191

Beautiful 3BR/3Bath Den Open Flex plan. Home can either be built with Den or 4th Bedroom. This home is in North Port's premier active adult community. Lennar offers their signature everything is included package. Please stop by and enjoy all this home and community have to offer.

- Elegant clubhouse with ballroom & meeting room
- Heated, free-form island pool
- Resistance pool • State-of-the-art fitness center
- Lighted tennis court & bocce ball
- Putting green • Billiards room & other planned events
- Near shops, dining & beaches

*From the Upper 100's*



LV65625

## 62 | SUNRISE AT GRAND PALM

BY NEAL COMMUNITIES



**Driving Directions:** Take I-75 to Exit 191 West River Road. Turn Right. Take West River Road approximately 2.3 miles. Turn Right onto Center Road. Turn left at first road on left into Grand Palm.  
PH: 941.735.3506

The Sunrise at Grand Palm is the first ever model of this immensely popular floor plan. At a comfortable 2535 square feet, this home has four bedrooms, two and a half bathrooms, and many plan options that allow buyers to personalize the home to best suit their lifestyle. The two-story Sunrise has an efficient layout that promotes light and life, ideal for entertaining and enjoying the beautiful, Florida environment.

**\$274,990**



LV65742

## 63 | EDISON AT VENTURA VILLAGE

BY D.R. HORTON



**Driving Directions:** Take I-75 to Exit 193, Jacaranda Boulevard, head southwest. Travel approximately 5 miles, turn left on SR 776/Englewood Road. Travel about .75 miles to entrance on left.  
PH: 941.244.2340

The Edison offers 3 bedrooms, 2 baths and a den in 1,983 air-conditioned square feet in Ventura Village. The open floor plan has a kitchen that overlooks the dining room and great room. The kitchen contains quality-crafted, custom designed cabinets with 42" uppers, stainless steel appliances and granite countertops as well as a dedicated pantry. The spacious master bedroom has his and her closets and a large master bath with dual sinks and a shower as well as a soaking tub.

*From the High \$100's*



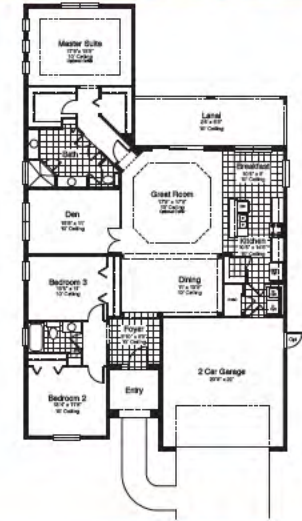
LV65481

# 64 | ENDLESS SUMMER 2 AT BOCA ROYALE GOLF & COUNTRY CLUB BY NEAL COMMUNITIES



A great value in Englewood, the Endless Summer 2 features open and bright interiors that are the perfect complement to a relaxing Florida lifestyle. At 2,165 square feet, with three bedrooms, two baths, and a den there is plenty of room for everyone, whether you're entertaining or enjoying the peacefulness of the surrounding preserve and golf views. Elegant yet contemporary, the Endless Summer 2 is a top-selling home.

**\$259,990**



**Driving Directions:** Take I-75 to Exit 193 Jacaranda Blvd. southwest until it ends at Route 776 N. Indiana Ave. Turn left onto 776 and go approximately 4 miles south. Turn left at Golf View Dr.  
PH: 888.729.2958

# 65 | SEA GRASS AT ARLINGTON COVE BY NEAL COMMUNITIES



This charming, 1430 sf paired villa is brimming with style and gives buyers ample options to customize their home. Standard plan offers 2 bedrooms, a great room, a dining room, and 2 baths. Flex options allow for a den or a third bedroom. Open layout is airy and full of light - perfect for any Florida lifestyle.

**\$167,990**



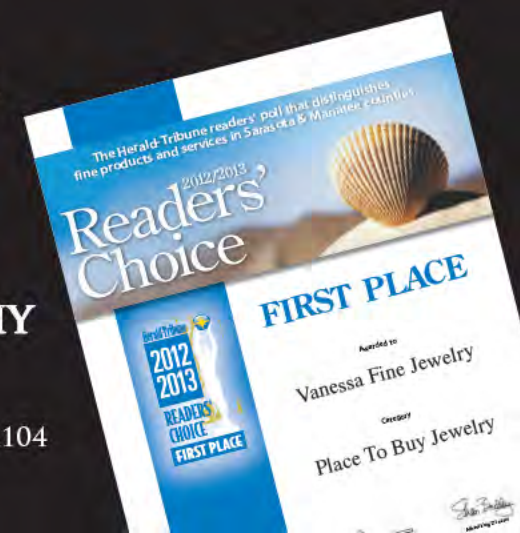
**Driving Directions:** Take I-75 to Exit 193 Jacaranda Blvd. southwest until it ends at Route 776 N. Indiana Ave. Turn left onto 776 and go approximately 4.5 miles south. Turn left onto Arbroath Blvd. Turn left onto Ipswich.  
PH: 941.475.1898



*Vanessa*  
FINE JEWELRY  
*Your personal friend in Jewelry*

**COME ON BY AND SEE WHY  
WE ARE RATED #1**

8131 LAKEWOOD MAIN ST., SUITE M104  
LAKEWOOD RANCH, FL 34202  
941.373.6311





Star denotes Parade of Homes Entry Location

- ★ **Gamble Creek Estates** From Low \$200's  
4909 131st Drive East, Parrish, Florida 34219 • (941) 567-2644
- ★ **River Plantation** From Mid \$100's  
12913 24th Ct E, Parrish, FL 34219 • (941) 776-0777
- ★ **Inlets** From Mid \$400's  
653 Regatta Way • Bradenton, FL 34208 • (941) 748-7777
- ★ **Riva Trace** From Upper 200's  
7526 Rio Bella Place, University Park, FL 34201 • (941) 360-2053
- ★ **Twin Rivers** From Low \$200's  
16106 42nd Court East, Parrish, FL 34219 • (941) 479-7861

For more information visit [www.MedallionHome.com](http://www.MedallionHome.com)



Everybody Loves a Parade!

Parade of Homes

Medallion Home  
The Right Combination  
of Price & Imagination



Scan the QR code to see our Parade of Home entries or visit [www.POH2013.MedallionHome.com](http://www.POH2013.MedallionHome.com)