



**JULY
SALE-A-BRATION**

SAVE THOUSANDS
ON THESE
**MOVE-IN READY
HOMES**

JULY 1-31



SAVE THOUSANDS WITH A
**30-YEAR FIXED
INTEREST RATE BUYDOWN***





6.125%*
FHA -7.151% APR

PLUS

\$8,000
TOWARD TOTAL
CLOSING COSTS*

SANDY CREEK

Purchase select inventory homes in Sandy Creek between July 1 - July 31 and SEDA will give you up to \$15,000* to use to buy down your interest rate, saving you hundreds per month on your mortgage payment and thousands over the life of your loan. Plus, SEDA will pay up to \$8,000* toward total closing costs, for a total savings of up to \$23,000*. See details below.

LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	WAS PRICE	NOW PRICE
 2E-98	Rockdale B 68 Katie Creek Ct.	4 /3.5/ rec room 2-car	2,770	\$606,900	\$591,900
 2C-32	Palazzo B 136 Daniel Creek Ct.	4 /3 2-car	2,110		\$547,500
 2C-34	Waltham C 1609 Sandy Creek Pkwy	3/2/ study 2-car	2,080		\$539,900
 2D-73	Cherryfield II C 1868 Sandy Creek Pkwy	4 /3 3-car	2,485		\$582,900

COMMUNITY HIGHLIGHTS:

- Serene lakefront and preserve homesites
- Pooch park, playground, and recreation area
- A-Rated schools
- No CDD fees

CONTACT:

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***Rate of 6.125% is an example & cannot be guaranteed. Buyer to receive maximum of \$23,000 to be used toward rate buydown and closing costs, and can not be taken off of the house price.** *Rate example quoted of 6.125% is based on a sales price of \$571,940 and rates on 4/30/24. For FHA, interest rate of 6.125% (7.151% APR) is for a FHA loan which will be owner occupied with a 3.5% down payment and a minimum credit score of 640, loan amount of \$561,580 and P&I of \$3,412.00. VA rate, interest rate of 6.125% (7.321% APR) is for a VA loan which will be owner occupied with a 0% down payment and a minimum credit score of 640, loan amount of \$584,236 and P&I of \$3,550.00. Interest rates, payments, terms and availability of these loan programs are examples only and are subject to change without notice. Interest rates may not be available at time of loan commitment or closing. Loans are subject to credit approval. Restrictions and conditions may apply. Offers, incentives and seller contributions are subject to certain terms, conditions and restrictions. Special offer applies to these inventory homes only for full-priced contracts written between 7/1/24-7/31/24. SEDA New Homes reserves the right to change or withdraw any offer at any time. SEDA pays up to 8,000 towards total closing costs with SEDA approved lender. Price and availability subject to change without notice. CGC020880. SEDA Construction Company 7/1/24

