

# SEDA END-OF-YEAR SALE

RATE BUYDOWN

**4.99%** 1<sup>ST</sup> YEAR

**5.99% YEARS 2-30 (APR 6.699%)**  
**plus**  
**\$10,000 PAID TOWARD TOTAL CLOSING COSTS\***



## WESTON WOODS



LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
4	Waterman C 6296 Weston Woods Dr	4/2 2-car	1,871	<del>\$394,900</del>	<b>\$25,000</b>	<b>\$369,900</b>



6	Greenwood A 6284 Weston Woods Dr	4/2 2-car	2,040	<del>\$409,900</del>	<b>\$30,000</b>	<b>\$379,900</b>
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### CONTACT:

Larry Lanier 904-237-5844 llanier@sedaconstruction.com  
Paul Jewell 904-424-7283 pjewell@sedaconstruction.com

Directions: I-295, west on 103rd St. for 4.2 miles,  
left on Old Middleburg Road for 1.1 miles, right on  
Sandler Rd., right into Weston Woods

\*Special offer applies to these inventory homes only for full-priced contracts written between 12/1/24-12/31/24 on FHA & VA loans with SEDA approved lender and must close in 40 days of loan approval. Rate of 4.99% (APR 6.699%) is based on a sales price of \$365,000 and rates on 12/6/24, owner occupied with a minimum credit score of 640. FHA loan with a 3.5% down payment. VA with a 0% down payment. Interest rates, terms and availability of these loan programs 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. SEDA New Homes reserves the right to change or withdraw any offer at any time. SEDA pays up to \$10,000 towards total closing costs with SEDA approved lender. Can not be combined with any other special offers. Price reductions are reflected in the sales price listed above from the original price in MLS. SEDA New Homes reserves the right to change or withdraw any offer at any time. Price and availability subject to change without notice. CGC020880. SEDA Construction Company 12/6/24





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**HUGE PRICE REDUCTIONS**  
plus

**\$8,000 PAID TOWARD TOTAL  
CLOSING COSTS\***



## WESTON WOODS

LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
	5 Willow Wood B 6290 Weston Woods Dr	3/2 2-car	1,603	<del>\$388,900</del>	<b>\$27,000</b>	<b>\$361,900</b>
	32 Wimbledon B 6279 Weston Woods Dr	3/2/study 2-car	1,834	<del>\$379,900</del>	<b>\$20,000</b>	<b>\$359,900</b>
	33 Crestview C 6285 Weston Woods Dr	3/2/study 2-car	1,904	<del>\$379,500</del>	<b>\$15,000</b>	<b>\$364,500</b>
	10 Evergreen D 6260 Weston Woods Dr	3/2 2-car	1,361	<del>\$358,900</del>	<b>\$9,000</b>	<b>\$349,900</b>

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**SEDA**  
NEW HOMES

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## \$8,000 PAID TOWARD TOTAL CLOSING COSTS\*



# LINDA LAKES

FINAL CHANCE TO BUY NEW



LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
120	Palazzo B 1619 Linda Lakes Dr	4/3 2-car	2,112	\$492,500	\$40,600	\$451,900
122	Waterman D 1611 Linda Lakes Dr	4/2 2-car	1,871	\$454,900	\$45,000	\$409,900



### CONTACT:

Larry Lanier 904-237-5844 llanier@sedaconstruction.com  
Paul Jewell 904-424-7283 pjewell@sedaconstruction.com

Located on Old Jennings Rd in Middleburg, with community pool, playground, pooch park, multi-use field and lighted lakefront cabanas

**SEDA**  
NEW HOMES

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## SANDY RIDGE

	LOT	FLOORPLAN/ADDRESS	BED/BA	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
	81	Carrollview B 85345 Sandy Ridge Loop	4/3	2497	\$552,900	<b>\$33,000</b>	<b>\$519,900</b>
	49	Waltham II B 85448 Sandy Ridge Loop	3/2/ study	2080	\$522,900	<b>\$38,000</b>	<b>\$484,900</b>
	69	Venice C 85193 Sandy Ridge Loop	4/3/study	2621	\$584,900	<b>\$35,000</b>	<b>\$549,900</b>
	85	Ridgecrest D 85425 Sandy Ridge Loop	4/3/study	2340	\$614,900	<b>\$50,400</b>	<b>\$564,500</b>
	87	Wyndmere C 85441 Sandy Ridge Loop	3/3/study/bonus room 3rd car garage	2509	\$637,900	<b>\$48,000</b>	<b>\$589,900</b>
	37	Rockdale B 85334 Sandy Ridge Loop	4/3.5/rec room	2770	\$592,900	<b>\$21,400</b>	<b>\$571,500</b>
	43	Albatera II D 85390 Sandy Ridge Loop	4/3	2736	\$591,500	<b>\$33,000</b>	<b>\$558,500</b>
	23	Cherryfield II B 85212 Sandy Ridge Loop	4/3 3rd car garage	2485	\$579,900	<b>\$30,000</b>	<b>\$549,900</b>
	29	Almeria B- 3rd car 85260 Sandy Ridge Loop	3/3.5/study/loft 3rd car garage	3075	\$636,900	<b>\$27,000</b>	<b>\$609,900</b>

Located in Nassau County on Miner Rd. with gated entrance & luxurious features close to Amelia Island

CONTACT: MODEL CENTER: 85113 SANDY RIDGE LOOP, YULEE, FL 32097 904-491-1955  
Sherry Stoutamire..cell (904) 671-2159 sstoutamire@SEDAconstruction.com  
Lauren Becerra.....cell (904) 624-6369 lbecerra@SEDAconstruction.com

**SEDA**  
NEW HOMES

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## SANDY CREEK

**MOVE-IN READY HOMES - FINAL CHANCE TO BUY NEW**

	LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
	2C-32	Palazzo B 136 Daniel Creek Ct.	4 /3 2-car	2,110	\$541,900	<b>\$52,000</b>	<b>\$489,900</b>
	2C-34	Waltham C 1609 Sandy Creek Pkwy	3/2/ study 2-car	2,080	\$528,900	<b>\$59,000</b>	<b>\$469,900</b>
	2D-74	Albatera II B 1850 Sandy Creek Pkwy	4/3 3-car	2,736	new listing		<b>\$552,900</b>



**COMMUNITY HIGHLIGHTS:**

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

**CONTACT: To schedule an appointment, call**

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# SEDA END-OF-YEAR SALE

## HUGE PRICE REDUCTION

plus

## \$5,000 PAID TOWARD TOTAL CLOSING COSTS\*



# SANDY POINTE PRESERVE

**FINAL CHANCE TO BUY NEW CLOSE TO AMELIA ISLAND**

Don't miss your final chance to buy new in Sandy Pointe Preserve. Few inventory homes remain in this prestigious, gated community located only 5 miles from the pristine beaches of Amelia Island and Fernandina.



LOT	FLOORPLAN/ ADDRESS	BED/BATH/ GARAGE	SQ. FT.	ORIGINAL PRICE	REDUCED	NOW PRICE
121	HAMPTON A 94989 Palm Pointe Dr S	4/3/study 3rd-car	2,782	\$649,900	<b>\$42,000</b>	<b>\$607,900</b>

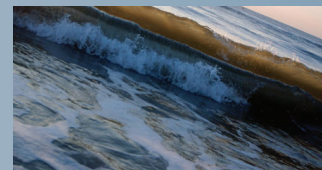


Model (904) 829-5041 Address: 95149 Sandy Pointe Dr., Fernandina Bch

CONTACT:

Lorie Bukovskey (904) 556-6032 lbukovskey@sedanewhomes.com

Mechelle Kirkwood (904) 753-7996 mkirkwood@sedanewhomes.com



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SEDA Construction Company 12/6/24

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# SEDA END-OF-YEAR SALE

SAVE THOUSANDS NOW

ON THIS

MOVE-IN READY HOME



## EDWARDS CREEK ESTATES



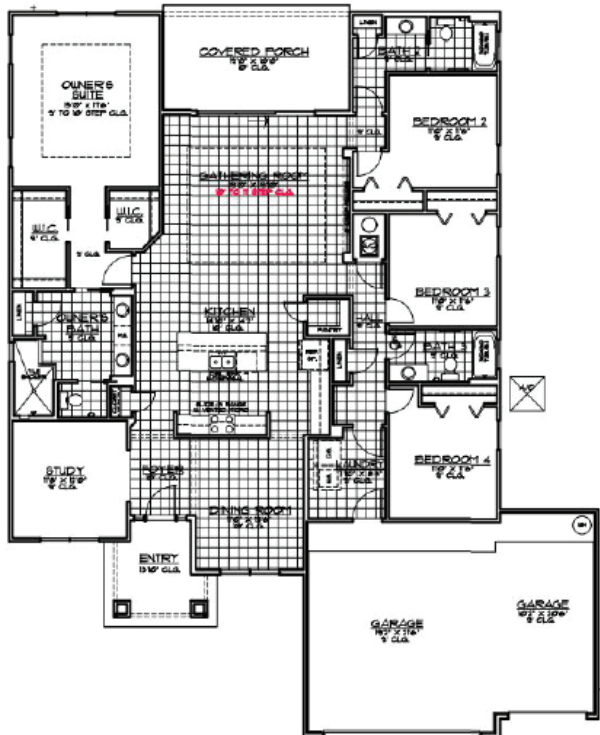
Located on Boney Road, Edwards Creek Estates is a serene new home community with ONE-ACRE HOMESITES with BOAT & RV PARKING\* allowed in your own backyard. Purchase now and receive \$5,000 toward total closing costs.

CARROLLVIEW C- LOT 3

Address: 14240 Lons Place, Jacksonville, FL 32226

- 1-acre homesite
- RV & boat parking allowed
- 2,485 sq. ft.
- 4 bedrooms, 3 bathrooms and a study
- 3rd car garage
- Luxurious features such as a gourmet kitchen, wood-look flooring, quartz countertops in the kitchen & more!

**\$659,900**



This community does not have a model home.  
TO SCHEDULE AN APPOINTMENT CONTACT:

Lauren Becerra (904) 624-6369  
lbecerra@sedanewhomes.com

SEDA Construction Company-CGC020880 \*See agent for details- In Edwards Creek Estates, SEDA pays up to \$5,000 toward total Closing Costs with SEDA approved lender. Only applies to full priced contracts. Price & availability subject to change without notice. Builder reserves the right to modify. Dated 12/6/24

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**SEDA**  
NEW HOMES