

ASHLEY ACRES PLAT 3- WAUKEE

Lot #	Address	Price	* Approximate Lot Width at Setback	Minimum Protection Elevations (MPE)	Grade
1	1395 NW Brooks Dr/390 NW Red Oak Dr	\$102,500	93'		Standard
2	1385 NW Brooks Drive	\$115,500	75'		Standard
3	1375 NW Brooks Drive	\$119,900	75'		Standard
4	1365 NW Brooks Drive	\$119,900	75'		Standard
5	1355 NW Brooks Drive	\$119,900	75'		Standard
6	Sold				
7	Sold				
8	Sold				
9	1370 NW Brooks Drive	\$145,500	88'	985.50	Daylight
10	1390 NW Brooks Dr/410 NW Red Oak Ct	\$115,900	98'		Walkout
11	420 NW Red Oak Court	\$124,900	75'		Walkout
12	Sold				
13	Sold				
14	Sold				
15	Sold				
16	435 NW Red Oak Court	\$135,000	77'	985.50	Daylight
17	Sold				
18	415 NW Red Oak Court	\$119,900	75'		Possible Daylight
19	405 NW Red Oak Ct/1420 NW Brooks Dr	\$107,500	93'		Possible Daylight
20	Sold				
21	Sold				
22	Sold				
23	Sold				
24	Sold				
25	Sold				
26	Sold				
27	Sold				
28	Sold				
29	Sold				
30	Sold				
31	Sold				
32	Sold				
33	395 NW Ashley Ave/1455 NW Brooks Dr	\$86,900	93'	1006.20	Standard
34	385 NW Ashley Avenue	\$89,900	70'	1006.20	Standard
35	Sold				
36	Sold				

Lot #	Address	Price	* Approximate Lot Width at Setback	Minimum Protection Elevations (MPE)	Grade
37	385 NW Red Oak Dr/1415 NW Brooks Dr	\$89,900	103'	1001.50	Standard
38	Sold				
OL X/39	Sold				
OL W/40	Sold				
OL V/41	1340 NW Brooks Drive	\$169,900	79'	985.50	Walkout
OL U/42	Sold				



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Architectural plans, and a list of materials and colors for all construction shall be submitted to and approved by Developer prior to any construction activities. Please review covenants for additional requirements.

Minimum Home Size Requirements:

Lots 1-32 and 39-42

Ranch: 1,600 sq. ft.
1 ½ Story: 2,000 sq. ft.
2 Story: 2,200 sq. ft.

Lots 33 and 34

Ranch: 1,500 sq. ft.
1 ½ Story: 1,850 sq. ft.
2 Story: 1,950 sq. ft.

Lots 35-38

Ranch: 1,550 sq. ft.
1 ½ Story: 1,850 sq. ft.
2 Story: 1,950 sq. ft.

Set Backs: Front 30', Rear 30', Side yard 7' min, 15' total

Homeowners Association Dues: \$150/yr.

Check out the website for all up to date sales information - www.vistalots.com

* Lot widths are an approximate measurement and are not always drawn where a house will ultimately be placed on the Lot. Refer to your licensed engineer for scaling and house placement.

~Seller does not guarantee the information describing these properties.

Interested parties are advised to independently verify this information through personal inspection or with appropriate professionals.

~All MPE's and MOE's are for reference only, please refer to local city and/or project engineer for MPE's and MOE's.

~Seller does not warrant soil conditions, it is recommended Buyer(s) perform such tests as they deem necessary. All tests must be approved by Seller before being performed.

~Prices are subject to change without notice.

Updated 7/8/2024