



**BERKSHIRE
HATHAWAY**
HomeServices

Fox & Roach, REALTORS®

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EXECUTIVE SUMMARY:

**19 active Adult Single Family Building Lots
Nobles Ponds, Kent County, Delaware**

- Phase 3 lots available in Nobles Pond, the Premier Adult community in Delaware with National Home Builder's awards
- Fully approved ready for your Architectural plans (to be approved by Seller) and building permit
- Buyer is responsible for the improvements in front of these lots as per the approved development plans
- These lots include a clean environmental report as well as the appropriate approvals to complete the proposed homes
- "Spine" road and secondary road entrance presently being completed.
- Public utility lines have been stubbed at road connection points for these lots
- Because of expending business in Pennsylvania, Regal Builders has completed its remaining building lots within Nobles Pond which make these lots available.
- Wilkinson Builders are still actively building other section of Nobles Pond
- Estimated Fees – sewer - \$6,318; Water - \$1,395.27; Kent Conservation Development - \$125; Gas Meter - \$4,300; Electric Meter - \$1,000
- Price is \$122,500 per lot
- For further information contact Ed Ritti (610-306-3933) or Peter Davisson, Jackson Cross (302-545-5028)

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