

Wooded Community
Open Space

Trailhead:
MST & Falls
Lake Connector

Pool Location
Optional

Homesite **3**
1.41 AC

Falls Creek Lane

Proposed
House
Location

Proposed
Driveway
Location



shinleafliving.com

Shinleaf Estates

Fine living, by nature.

ADDRESS:

7621 Falls Creek Lane
Raleigh, NC 27614

LOT SPECIFICATIONS:

Size: 1.41 acres / 61,555 sf
Impervious Allocation: 9,000 sf
Width at homesite: Approx. 195 ft

HOMESITE HIGHLIGHTS:

This exquisite homesite is cocooned by dedicated wooded space on the north and west, offering you a sense of privacy and serenity that's hard to find. Close to North Raleigh convenience, every day is an opportunity for exploration when you build your haven on this 1.41 acre homesite, with endless trails and natural wonders to discover.

BUILDER:

KEY MAP:



Homestead Building Company has designed award-winning, custom homes throughout the Triangle for nearly two decades. Through their state-of-the-art building technology and exceptional project management, the Homestead team crafts each home to be a lasting investment - advanced, energy-efficient, and luxurious.



SHINLEAF
ESTATES

Homesite 3

Note: Suggested building envelope and driveway locations are based on building setbacks, topography, views, and other relevant site conditions. Actual building and drive locations may vary. See Shinleaf Estates architectural and landscape design guidelines for additional information. See recorded plats for official information.

Shinleaf Estates

Homesite 3, *The Ultimate Refuge*

HOMESITE HIGHLIGHTS

Backyard Charm: Tucked amidst preserved wooded open space to the north and west, a creek runs behind this generous 1.41-acre site.

Luxury Estate Ready: With 9,000 sqft of impervious allocation, the initial design permits a 6-bedroom, expansive residence creating the opportunity to build your dream home amidst a backdrop of natural beauty.

Exceptional Outdoor Living: Designed to accommodate a generously sized 16 ft x 32 ft family pool, this property entices those who love outdoor living while providing amazing scenery and seclusion.

Homesite Site Benefits: This southeast-facing homesite has a northwest slope that can support a basement.

COMMUNITY FEATURES

Nature's Playground: Set in Falls Lake Recreation District, indulge in lake activities, mountain bike trails, and direct access to Mountain-to-Sea Trail.

Exclusive Living: 28 upscale homesites, .93ac - 1.86ac, with meticulous design and attention to detail, starting from \$1.6 million to \$3+ million.

Artful Entrance: Your arrival is graced by a sculptural entry featuring a majestic with 35-year-old Japanese Maple alongside 30 more throughout the Audubon-certified landscapes.

Distinctive Design: Homes crafted by acclaimed designers and builders, boasting minimum 3,900+ sqft above-grade area, 3+ vehicle garages, timeless designs and luxurious indoor-outdoor living.

Tailored Living: High-performance, energy-efficient, technologically advanced homes, with private community water system, natural gas, and high-speed internet, at the crossroads of convenience.



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Development By:
Blantons Creek Developers



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