Shinleaf Estates

Homesite 28, *Your Perfect Sanctuary*

HOMESITE HIGHLIGHTS

Quiet Time: Located on a cul-de-sac with surrounding woods, it's a peaceful site perfect for stargazing, bird-watching, and more.

Sunlit Retreat: South-facing orientation offers sunlight, sunsets, and solar energy possibilities.

Estate-Size Potential: With a 9,000 square-foot impervious allocation, this homesite is well suited for a generous-sized home and is permitted for a 5-bedroom septic system.

COMMUNITY FEATURES

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

Exclusive Living: 28 upscale homesites, 0.93-1.86 acres, with meticulous design and attention to detail, starting from $1.7 million to over $3 million.

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

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

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

SHINLEAF
ESTATES

Sales By:

The Real Estate Studio | New Homes

Laurie Evans

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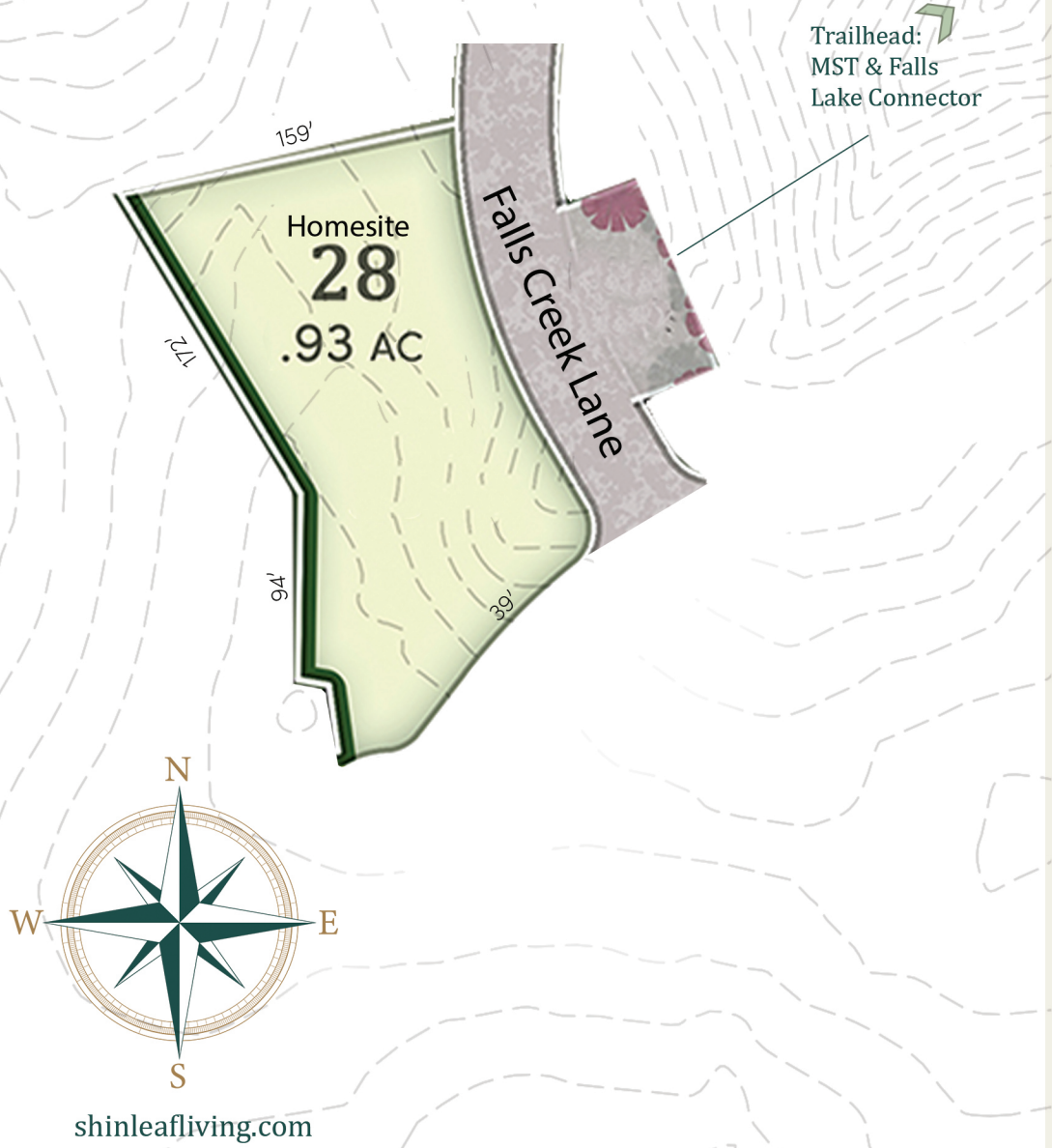
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New Homes

Development By:
Blantons Creek Developers

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shinleafliving.com

Shinleaf Estates

Fine living, by nature.

ADDRESS:

7601 Falls Creek Lane
Raleigh, NC 27614

HOMESITE SPECIFICATIONS:

Size: 0.93 acres / 40,559 sq. ft.
Impervious Allocation: 9,000 sq. ft.
Width at homesite: Approx. 70 ft.

HOMESITE HIGHLIGHTS:

Surround yourself with Falls Lake beauty and a balanced blend of serenity and adventure. Perfect for a spacious home, consider this 0.93-acre homesite your launchpad to a more nature-centric lifestyle. With Shinleaf Cove Shore and Shinleaf Recreation Area just footsteps away, you can bike, boat, or enjoy any number of outdoor pursuits.

BUILDER:

Toll Brothers
AMERICA'S LUXURY HOME BUILDER®

Toll Brothers is known for exceptional craftsmanship, innovative floor plans, and a smooth, customer-focused building experience. With premium materials and personalized design options, they create homes that combine long-lasting quality with modern luxury—making them a trusted choice for buyers who want both style and value.

KEY MAP:



SHINLEAF ESTATES

Homesite 28