

## WEXFORD PLANTATION

**DESCRIPTION** – Wexford Plantation encompasses 500 acres of land, marshes and water blended into a community attuned to the beauty of the land. Wexford is a fully developed golf, yachting and tennis community with all amenities in place. 18-hole golf course, clubhouse, 37.5 acre harbor, lawn and racquet club, pool and miles of bike trails. No public resort activities are allowed with Wexford, just a distinctive private lifestyle.

### COMMUNITY OVERVIEW

Community Developer/Builder	
# of Acres	500 acres/450 building sites
# of Residences	250
% Built-Out	55%
Setting	Broad Creek, marsh, golf, wooded, and harbor
Price Range	Homes from \$945,000 to \$3,390,000 Villas from                   to Lots from \$174,900 to \$949,000
Property Types Available	
Single Family Homes	yes
Patio Homes	yes
Villas/Townhomes	yes
Homesites	yes
Model Homes Available	No
# of home plans	N/A
Square footage range	N/A
Rentals	
Long-Term	Homes may be rented by owner only
Short-Term	No
Security Gate	
Manned	yes
Electronic	no
On Site Sales Center	no

### AMENITIES

Golf Course[s]	
Private	yes
Public	no
Course Designer[s]	Willard Byrd
Swimming Pool	yes (Wexford Clubhouse)
Tennis Courts	yes
Fitness Facility	no
Clubhouse	yes
Playground	yes (Wexford Clubhouse)
Marina	yes – 250 boat slips, lock-controlled
Equestrian Facilities	no
Other	Apart from the golf and tennis, the following community activities are available: “We Care” – neighbors helping neighbors, the Yacht Club, Small Boat Program, Water Aerobics, Duplicate Bridge, Couples Dinner Bridge, Fishing, Book Club, Biking and Hiking; Social & Competitive Croquet, Thursday night “Happy Hour”, and special social events.

### FEES

POA	\$9,300 house/\$ <u>N/A</u> undeveloped property
Annual Club Dues	See next page
Food/Beverage Fees	See next page

### CONTACT INFORMATION

Phone	686-8810 – Diane Szekeley
Website	<a href="http://www.wexfordplantation.com">www.wexfordplantation.com</a>
Website (Real Estate)	N/A

**LOCATION/DIRECTIONS:** Wexford Plantation is located just before mile marker 17 as you are driving south on Highway 278 – William Hilton Parkway.

**CLUB MEMBERSHIP:**

Club membership at Wexford Plantation is reserved exclusively for property owners and is included with ownership – there are no initiation fees, property transfer fees or interviews. Owning property in Wexford entitles you to the use of all club amenities, and membership is limited to a maximum of 475 member families. There are no special “categories of membership” and all club facilities and amenities are provided and maintained solely for the enjoyment of property owners, families and their invited guests.