

# News Release

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## **STRONG MONTH OF SALES AT MARKLAND, THE NEWEST SIGNATURE RESIDENTIAL NEIGHBORHOOD FROM HINES**

*Gem of St. Johns County offers families all the lifestyle benefits of larger communities on a more intimate scale*

The Hines logo is displayed in a large, red, serif font.

(ST. AUGUSTINE, FL) – As people learn more about Markland, they increasingly discover it is where they want to live. Home-buying season is ramping up and many have learned how special Hines’ intimately scaled residential neighborhood really is. Markland, located east of I-95 on International Golf Parkway, had 20 sales last month ranging from \$305,000 to \$750,000. Markland features homes priced from \$280,000 and up with six of the area’s premier homebuilders offering a variety of home plans and have five model homes to tour. Hines has created a private enclave of homes coupled with resort-style amenities that include swimming, tennis, fitness, neighborhood parks and more. Many builders are offering excellent incentives and special deals while the neighborhood is new.

In April, Linda H. Sherrer of Berkshire Hathaway said Northeast Florida only has about 100 days of inventory and sales continue to be strong. Given the lack of attractive resale homes available for purchase, buyers are finding the new home market the best way to meet their housing needs. Terri Bradley-Pa’ala of Dream Finders homes has met many of the prospective homebuyers visiting Markland.

“People want to live in St. Johns County because of the A-rated schools, new construction and the natural environment. The County Road 210 corridor is very active and traffic is increasing every day,” said Terri. “Markland is just south and outside of all that traffic, yet still close to everything we need. Our location is really perfect.”

Markland offers more amenities per home compared to other larger master-planned communities and is designed with sustainability in mind. Markland uses reclaimed water and natural gas. The community is set against a backdrop of thousands of acres of protected preservation forest and features two pristine 15-acre recreational lakes.

“We bought a homesite on the sparkling lake,” said Whitney Murray, a current resident of Nocatee. “From the moment we drove through the grand entrance gate to Markland with the Manor House in view, we knew we wanted to live here. Only a minute from I-95 and with easy access to US 1, too, it was welcoming and convenient. We really liked the larger lots on the lake and are thrilled to get a nice piece of property where you are not right on top of your neighbor. We looked at all of the model homes and fell in love with The Cahaba model by Riverside Homes. Tracy Ponto and the Riverside Homes team were a pleasure to work with. We are looking forward to moving into a more private community and taking advantage of the access to the first-class amenities available for residents.”

Realtors enjoy bringing their prospects to Markland consistently remarking on the higher level of quality that Hines infuses into their developments. Hines set a new standard for quality in the development of a large-scale master-planned community at Palencia. The same Hines team is now applying this relentless commitment to quality to a smaller and more intimate community that stands apart as an alternative to the

proliferation of massive scale projects in St. Johns County. Visit [markland.com](http://markland.com) for more information.

Hines is a privately owned global real estate investment firm founded in 1957 with a presence in 189 cities in 20 countries. Hines has approximately \$96.5 billion of assets under management, including \$48.5 billion for which Hines provides fiduciary investment management services, and \$48 billion for which Hines provides third-party property-level services. The firm has 114 developments currently underway around the world. Historically, Hines has developed, redeveloped or acquired 1,206 properties, totaling over 390 million square feet. The firm's current property and asset management portfolio includes 533 properties, representing over 213 million square feet. With extensive experience in investments across the risk spectrum and all property types, and a pioneering commitment to sustainability, Hines is one of the largest and most-respected real estate organizations in the world. Visit [www.hines.com](http://www.hines.com) for more information.

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Three photos from which to choose:

**Caption:** To help buyers imagine their dream home, just to the right of the gated grand entrance to Markland is 'model-home row' where home buyers can tour five model homes from premiere builders Riverside Homes, Dream Finders Homes, Drees Homes, Arthur Rutenberg Homes and Providence Homes. Markland sold 20 homes last month.





**Caption:** Markland sold 20 homes last month as people learn about the community and home buying season ramps up. The increases in the interest rates might be driving sales, too. Many builders are offering excellent deals while the neighborhood is new.

