



The Estates at Glendale Preserve is a community of 15 wooded lots set on approximately 30 acres. The community features four semi custom plans, offering 3,000 to 4,000 square feet of living space, with four and five bedrooms, 9-foot ceilings, gourmet kitchens, granite countertops and a long list of standard amenities and a wide array of custom options. Each new home will enjoy a private, wooded lot backing up to open space.



WALLACE TOWNSHIP

The Estates at Glendale Preserve

Imagine what it must be like to have 125 acres of preserved land as your back yard. Impossible, right? Not if you hurry! You must come out to visit The Estates at Glendale Preserve, a community of only 15 wooded lots set on approximately 30 acres. But with 50% sold out, this opportunity is quickly diminishing.

"With the incredible incentives being offered by the builder, we are expecting even more sales," said Sales Manager Debbie King of Long & Foster Real Estate. "Buyers are consistently amazed at the beauty, pastoral setting and breathtaking views. It really is the prettiest site in Chester County. If I were a buyer, I wouldn't wait too long."

And just coming out to Glendale Preserve helps support a good cause. "For each visitor to Glendale Preserve during the month of October, Rotelle Development will do-

nate \$25 to the Susan B. Komen Fund for Breast Cancer Research in honor of Breast Cancer Awareness month," said King.

Although very secluded in its immediate surroundings, Glendale Preserve is within close proximity to major thoroughfares, such as Route 100, Route 30, Route 202 and the PA Turnpike, and is within the award-winning Downingtown School District.

Glendale Preserve features four semi custom plans, offering 3,000 to 4,000 square feet of luxurious living, with four and five bedrooms, 9-foot ceilings, gourmet kitchens, granite countertops, with a long list of standard amenities and a wide array of custom options. Each new home will enjoy a private wooded lot backing up to vast open space. Consistent with Pennsylvania's "Growing Greener" initiative, this development is designed to achieve maximum preservation of the land's most valuable natural resources, such as mature woodlands, stream corridors, view

sheds, existing historical homesteads, and natural vegetation.

Formerly Camp Indian Run, owned by the Girl Scouts, the land has been given new life, and includes a conservation easement with plans for a vast trail network. In addition, the easement provides stream access for fishing along the Indian Run Creek. The beautiful, tranquil setting and convenient location make The Estates at Glendale Preserve a great place to live.

The Estates at Glendale Preserve is open Friday through Monday from 12 p.m. to 5 p.m. For more information about The Estates at Glendale Preserve, contact Debbie King at 610-563-0630, or Long & Foster Real Estate Inc. at 610-431-8500. Also visit www.rotelle.com.