



UPSTATE | INVENTORY

COMMUNITY	LOT	ADDRESS	PLAN	BED / BATH	SQ FT	ORG. PRICE	SALE PRICE
Brownstone Park Easley, SC	12	244 Brown Circle	Hidden Creek II	3 / 2.5	1766	\$309,779.00	\$299,900.00
Champions Village Pendleton, SC	156	619 Seaborn Circle	Belmont	3 / 2.5	1510	\$235,768.00	\$229,900.00
	157	621 Seaborn Circle	Belmont	3 / 2.5	1510	\$235,768.00	\$229,900.00
	143	618 Seaborn Circle	Belmont	3 / 2.5	1510	\$235,169.00	\$229,900.00
Edwards Ridge Central, SC	4	108 Shale Drive	Madeline II	4 / 3	2570	\$449,900.00	\$447,900.00
	7	114 Shale Drive	Audrey II	3 / 2.5	2680	\$459,899.98	\$455,900.00
Halton Oaks Spartanburg, SC	20	1111 Ogeechee Court	Glenwood II	3 / 2.5	1793	\$306,204.00	\$295,900.00
	134	2040 Halton Oaks Drive	Benton II	4 / 3	2295	\$354,241.00	\$344,900.00
	133	2044 Halton Oaks Drive	Bailey II	3 / 2	1637	\$309,442.00	\$305,900.00
	100	2045 Halton Oaks Drive	Harper II	4 / 2.5	1889	\$340,128.00	\$329,900.00
	18	1105 Ogeechee Court	Laurel II	3 / 2.5	1617	\$261,639.00	\$258,900.00
	19	1109 Ogeechee Court	Hidden Creek II	3 / 2.5	1766	\$274,177.00	\$269,900.00
	95	2027 Halton Oaks Drive	Benton II	4 / 3	2295	\$319,900.00	\$317,900.00
	136	2032 Halton Oaks Drive	Talbot II	3 / 2	1637	\$297,900.00	\$295,900.00
	99	2041 Halton Oaks Drive	Devonshire II	4 / 2.5	2576	\$339,900.00	\$337,900.00
	Lynbrook Boiling Springs, SC	12	172 Hunter Ridge Drive	Wisteria II	3 / 2	1831	\$337,900.00
13		176 Hunter Ridge Drive	Devonshire II	4 / 2.5	2576	\$360,585.00	\$349,900.00
9		160 Hunter Ridge Drive	Julie II	3 / 2	1933	\$315,900.00	\$309,900.00
11		168 Hunter Ridge Drive	Benton II	4 / 3	2295	\$359,900.00	\$354,900.00
Meece Townhomes Easley, SC	110	409 Belgrove Way	Meghan II	3 / 2.5	1532	\$238,395.00	\$236,900.00
	112	413 Belgrove Way	Meghan II	3 / 2.5	1532	\$238,395.00	\$236,900.00
Shiloh Trail Wellford, SC	29	684 Gilgal Lane	Devonshire II	4 / 2.5	2576	\$381,605.00	\$369,900.00
	85	934 Gibbons Street	Benton II	4 / 3	2295	\$336,389.00	\$332,900.00
	84	938 Gibbons Street	Brantley II	4 / 3	3000	\$380,841.00	\$374,900.00
Springwood Grove Central, SC	44	8 Gateway Drive	Hidden Creek II	3 / 2.5	1766	\$304,900.00	\$299,900.00

Prices subject to change at seller's discretion • Select Inventory • Updated April 15, 2026

3.99% (5.759% APR) | **4.99% (5.759% APR)** + **\$5,000** | **OR \$15,000 in Mad Money**
 Year 1 Interest Rate* | Years 2-30 Interest Rate* | In Closing Costs** | with Homeowners Mortgage***

Close by April 30, 2026

Homeowners Mortgage, LLC NMLSR# 2321853, Corporate Office: 917 Chapin Road, Chapin, SC 29036. Equal Housing Lender. All products are subject to credit and property approval. Programs, rates, program terms and conditions subject to change without notice. Not all products are available in all states or for all amounts. Other restrictions and limitations apply. Homeowners Mortgage, LLC is not acting on behalf of or at the direction of FHA/HUD/VA or the federal government. This is not a commitment to lend. www.nmlsconsumeraccess.org. Offer is only available with use of preferred lender for select homesites for new contracts written on homes that can close by 04/30/2026; see your builder representative for further details on expiration terms and available homesites. Builder offer terms subject to change without notice. *Scenario is an estimate only and is based on a 720 FICO score on a 30-year (360 months) FHA fixed-rate mortgage with a 1/0 buydown at a sales price of \$300,000, loan amount of \$294,566, 3.5% down payment. Year 1 (0-12 months) rate of 3.99%, APR of 5.759%, principal and interest payment of \$1,406.61; year 2-30 (13-360 months) rate of 4.99%, APR of 5.759%, principal and interest payment of \$1,579.49. Payment scenario does not include taxes, insurance, or homeowners association fees (if applicable) and the actual payment obligation will be greater. 3.99% rate is based on a builder paid forward commitment to buydown the market rate. The forward commitment is available on government loans only and is subject to availability of funds, which is confirmed with a full loan approval and rate lock-in. Builder offer terms subject to change without notice. 1/0 Buydown Program: Rate reduction up to 1%; buy down rate for up to 1 year; adjusts 1% each year; returns to original fixed rate after buy down period; builder will pay for buy down. Please reverify the buydown costs prior to closing. **\$5,000 Closing Cost Credit will be applied as a builder credit at closing on loans closed with Great Southern Homes and Homeowners Mortgage, LLC only. Credit may not exceed the actual closing costs amount. Closing costs are Non-Recurring costs or Settlement Fees. ***\$15,000 Mad Money will be applied as a builder closing cost credit at closing on loans closed with Great Southern Homes and Homeowners Mortgage, LLC only. Credit may not exceed the actual closing costs amount. Closing costs are Non-Recurring costs or Settlement Fees. Offer valid for either the lower rate/\$5,000 in closing costs or the \$15,000 in Mad Money incentive. Offers cannot be combined. See a Great Southern Homes representative for details. Borrower is not required to finance through Homeowners Mortgage, LLC, but must use Homeowners Mortgage, LLC in order to receive incentives.

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