

Region:  
Montgomery  
County

City/State:  
Magnolia, TX

Price Range:  
From the \$250s



[www.dsldhomes.com](http://www.dsldhomes.com)

Pricing, amenities,  
& availability are  
subject to change  
without notice.  
Pricing is based on  
included amenity  
package, and  
does not include  
upgrade options.  
Square footage is  
approximate &  
based on heated &  
cooled areas only.  
Footages listed do  
not include the  
garage, covered  
entries, or patios.  
3/4/2025



# DSLD Homes At Mostyn Springs

## Carolina Series 40' Homesite Plans

Plan	Bed/Bath	Living Area	Price
Iva II G	3B/2B	1242	\$256,990
Iva II S	3B/2B	1242	\$256,990
Iva II H	3B/2B	1240	\$256,990
Idlewood II H	3B/2B	1392	\$263,990
Idlewood II S	3B/2B	1392	\$263,990
Idlewood II U	3B/2B	1392	\$263,990
Rutherford III G	3B/2B	1475	\$267,990
Rutherford III H	3B/2B	1479	\$267,990
Rutherford III T	3B/2B	1479	\$267,990
Burlington II H	3B/2B	1534	\$272,990
Burlington II G	3B/2B	1537	\$272,990
Burlington II S	3B/2B	1537	\$272,990
Eastover II H	4B/2B	1746	\$282,990
Eastover II G	4B/2B	1748	\$282,990
Eastover II S	4B/2B	1748	\$282,990
Bethany II G	4B/2B	2035	\$317,990
Bethany II H	4B/2B	2035	\$317,990
Bethany II T	4B/2B	2035	\$317,990
Thomasville II G	4B/2.5B	2145	\$322,990
Thomasville II H	4B/2.5B	2149	\$322,990
Thomasville II T	4B/2.5B	2149	\$322,990

**Mary Elliott**  
**346-418-3247**  
**[melliott@dsldhomes.com](mailto:melliott@dsldhomes.com)**

# DSL D Homes At Mostyn Springs



## Carolina Neighborhood Amenities 40' Homesite Plans

### Energy Efficiency:

- Energy Efficient Low E Tilt-In Windows
- High Efficiency HVAC and Central Gas Heating
- R-15 Wall Blow In Blanket Insulation and R-38 Attic Insulation
- Radiant Barrier Roof Sheathing
- Premium Grade Air and Weather Resistant House Wrap
- Energy Efficient Stainless Electric Range, Dishwasher and Exterior Vented Micro-Hood
- Tankless Gas Water Heater

### Interior Features:

- 3CM Slab Granite Countertops with Undermount Sinks Throughout
- Standard-Overlay Cabinets Throughout
- Ceramic Tile in All Wet Areas
- Carpet with Limited 10 Year Warranty in Family Room and All Bedrooms
- LED Lighting Throughout
- Ceiling Fans in Living Area and Owner's Suite
- Matte Black Plumbing Fixtures
- Tiled Shower with Semi-Frameless Door in Owner's Suite
- Honeywell Smart Connect Wi-Fi Thermostat
- Structured Wiring Panel Box
- Kwikset Locks with Lifetime Mechanical Warranty
- Smoke & Carbon Monoxide Detectors, Placement Per Plan

### Exterior Features:

- Site Specific Engineered Post Tension Foundation
- Architectural 25-Year Shingles
- Painted Garage Door with Opener and Two Remotes
- Fully Finished Garage with Baseboard and Paint
- Third Party Inspections performed at Slab Plumbing, Foundation, Framing, Rough Mechanics, Mechanical Finals, and Final Inspection
- Energy Star Certified Inspections at Pre-drywall and Final Home Completion
- LED Coach Lighting, Per Plan
- Fully Sodded Yard with Seasonal Landscaping Package
- Patios or Covered Porches, Per Plan
- 3 Flood Lights, Placement Per Plan
- 3 Exterior Hose Bibs, Placement Per Plan



Region:  
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1/2/2025



# DSLD Homes At Mostyn Springs

## Carolina Series 50' Homesite Plans

Plan	Bed/Bath	Living Area	Price
Danbury IV V	3B/2B	1597	\$294,990
Danbury IV W	3B/2B	1597	\$294,990
Danbury IV X	3B/2B	1597	\$294,990
Newton IV J	3B/2B	1704	\$310,990
Newton IV U	3B/2B	1704	\$310,990
Newton IV V	3B/2B	1704	\$310,990
Trinity IV J	3B/2B	1792	\$312,990
Trinity IV U	3B/2B	1792	\$312,990
Trinity IV V	3B/2B	1792	\$312,990
Oakridge V J	4B/2B	1844	\$314,990
Oakridge V U	4B/2B	1844	\$314,990
Oakridge V V	4B/2B	1844	\$314,990
Fremont III I	4B/3B	2026	\$331,990
Fremont III U	4B/3B	2026	\$331,990
Fremont III V	4B/3B	2026	\$331,990
Anson IV J	4B/3B	2346	\$349,990
Anson IV U	4B/3B	2346	\$349,990
Anson IV V	4B/3B	2346	\$349,990

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# DSL D Homes At Mostyn Springs



## Carolina Neighborhood Amenities 50' Homesite Plans

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- Radiant Barrier Roof Sheathing
- Premium Grade Air and Weather Resistant House Wrap
- Energy Efficient Stainless Electric Range, Dishwasher and Exterior Vented Micro-Hood
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