



THE VINES OF SANDHILL


Home Plans and Pricing

Starting in the Low \$300s

With a total of 393 single family lots, and state of the art amenities, this community is the place to be. This all-inclusive community offers modest HOA fees, which will include full landscaping and irrigation services throughout the community!

Speak to one of our sales representatives to build your home your way with Capstone Homes!

 **Location:** 24449 Harvest Circle, Milton, DE

 **Model Home Available:** Torbay

 **Sales Representative:** Jessica Mattioni
302-684-4480 | jessica@capstone-homes.com



The Devon

From \$309,990

Open, vaulted, spacious are great words to describe the Devon. Friendly living spaces and a large master suite are just some of the features of this wonderful home.

**3+ br, 2+ ba
1,618+ heated
2,118+ total sqft.
single level living
(upper level optional)**



The Juliet

From \$329,990

Open and flexible with den and dining room. Expands to over 3,400 total sqft. and 4BR!

**3+ br, 2+ ba
1,944+ heated
2,416+ total sqft.
single level living
(upper level optional)**



The Torbay

From \$334,990

An expanded version of our Devon plan. Vaulted ceilings in the great room, open kitchen/living entertaining space. Expands to a gourmet kitchen!

**3+ br, 2+ ba
1,935+ heated
2,446+ total sqft.
single level living
(upper level optional)**



The Hannah

From \$389,990

A home with an open floorplan that allows you to take advantage of the rear views of your property from the front foyer.

**4+ br, 2.5+ ba
2,821+ heated
3,453+ total sqft.
two story living**

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Amenities



The Lodge

The lodge has been designed specifically to cater to all your entertaining and relaxation needs. A blend of terraces, three season rooms, dining and gaming rooms allow for the perfect setting for any event, large or small. The Wine Tasting room was meticulously considered to provide an elegant and refined space for wine lovers to indulge in the art of tasting. This climate controlled space is perfect for wine storage, and also hosts a cheese display and storage area to enhance the experience.



Landscaping at The Vines

The days of inconsistent lawn care and maintenance are over. Every home in The Vines will feature stunningly designed landscaping with tiered enhancement options available. Each home will have state of the art irrigation systems to keep plants healthy and turf green. Crews will provide seasonal yard services and mowing will be provided regularly. Homeowners at The Vines will simply be required to enjoy the beautiful outdoor spaces provided. All common areas in the community will be visually appealing with creative designs that will include beautiful green and flowering vines. With modest HOA fee's, the style of this community is sure to set itself apart from all the others!



Pool

This amenity has been contemplated by professional creative and design teams to ensure the comfort and enjoyment for all homeowners. This large multi use space will include an elegant and efficient pool with a therapeutic spa to provide hours of seasonal relaxation and enjoyment. Large outdoor entertainment spaces have been thoughtfully placed throughout in order to offer everything homeowners could possibly imagine for a soothing day at the pool. A separate area for the youngest residents will showcase a fun splash pad with safety and entertainment being of utmost importance, and is sure to be kid and parent approved!



Stargazing

The Vines of Sandhill is proud to offer the very first community stargazing lounge in Sussex County! With limited light pollution, and its southern facing position 'The Galileo' presents the perfect setting for a romantic evening under the stars, or an exciting night with friends watching some of nature's most beautiful displays.



Fitness Center & Outdoor Activities

The state of the art fitness center located on the lower level of The Lodge has been designed to be easily upgraded as new technology emerges. With the yoga/pilates studio, weight training room, cardio equipment, and the beautiful His and Hers lockers rooms featuring spacious saunas this facility is sure to keep all the homeowners at The Vines in the best shape of their lives! Outdoors you'll find tennis, pickleball and bocce ball courts, tot lots, walking paths and more!



Yoga Studio/Meditation Garden

The Vines is proud to offer a tranquil outdoor community yoga and meditation garden. Landscaping crews will scrupulously maintain this turf to ensure a thick, soft and luscious space to exercise, stretch and meditate independently or as a group. With the mild climate enjoyed by Delawareans, homeowners can expect the ability to utilize this community area for three seasons out of the year. Peace of mind, and peace and quiet have never been so readily available in any southern Delaware community.



The Dog Park

Sato's Sanctuary, lovingly named for The Vines of Sandhill's inspiration of this impressive dog park, will host a fully fenced area with spectacular water features, obstacles and a covered sitting area to provide hours of enjoyment for The Vines two & four legged residents. With access by key fob, the dog park will feature a grooming station which homeowners will have daily access to bathe and blow dry their dogs with the ease of proper tools, eliminating an uncomfortable experience for both man and his best friend!