



EXPLORE BELLA POINT *with* **LIVE LOVE**



A NEW HOME COMMUNITY
by **DR HORTON**

Single family homes by DR Horton starting in the low \$200,000s.
Square footages ranging from 812 to 2,368 square feet.

BELLA POINT • BOLIVIA, NC

THE COMMUNITY

BELLA POINT • BOLIVIA, NC

In 2005, Sperling's Best Places named Bolivia as one of America's best places to live. It's a charming community located just a short drive away from Wilmington, known for its rich history and vibrant downtown area. Bolivia also boasts easy access to numerous beaches. Whether you prefer soaking up the sun on a sandy beach or exploring beautiful coastal landscapes, there is something for everyone just a short drive away.



Amenities

- Pool
- Amenity Building
- Exercise—Fitness Room
- Fire Pit



Homeowners Association

Single family HOA dues are \$58.00 per month and includes common area maintenance, entry maintenance, maintenance - Roads; Management Fee; use of the Amenity Center
Capital Contribution: \$1750



Government

Brunswick County Sherriff: 910-253-2777
Fire Bolivia Volunteer: 910-253-5757
Division of Motor Vehicles: 910-457-7020
Bolivia Post Office: 910-253-5757



Utilities

Water: Brunswick County 910-253-2655
Power: Brunswick Electric 800-842-5871
Internet: ATMC: 888-367-2862
DirectTV: 877-689-7162
Trash Service: Waste Industries: 910-253-2520
(Pick up Day—Tuesday)



Hospitals

Brunswick Novant Medical Center: 910-721-1000
Dosher Memorial Hospital: 910-457-3800
New Hanover County Medical: 910-667-7000
Southport Dental: 910-457-5026
Seashore Pediatrics: 910-454-8877
Vision Square Eye Care: 910-457-9920



Sunny Days
214

Average
Temperature
66°



Schools

Virginia Williamson Elementary: 910-754-8660
Cedar Grove Middle: 910-846-3400
South Brunswick High: 910-845-2203
Brunswick Community College: 910-754-6900
University of North Carolina-Wilm: 910-962-3000
Cape Fear Community College: 910-362-7000



Shopping

Lowes Foods: Oak Island
Food Lion: Oak Island
Publix: Oak Island
Food Lion: Southport
Walgreens: Southport
Walmart Supercenter—Shallotte Hills Supermarket—
Shallotte

Explore other neighborhoods in Brunswick County at LiveLoveBrunswick.com



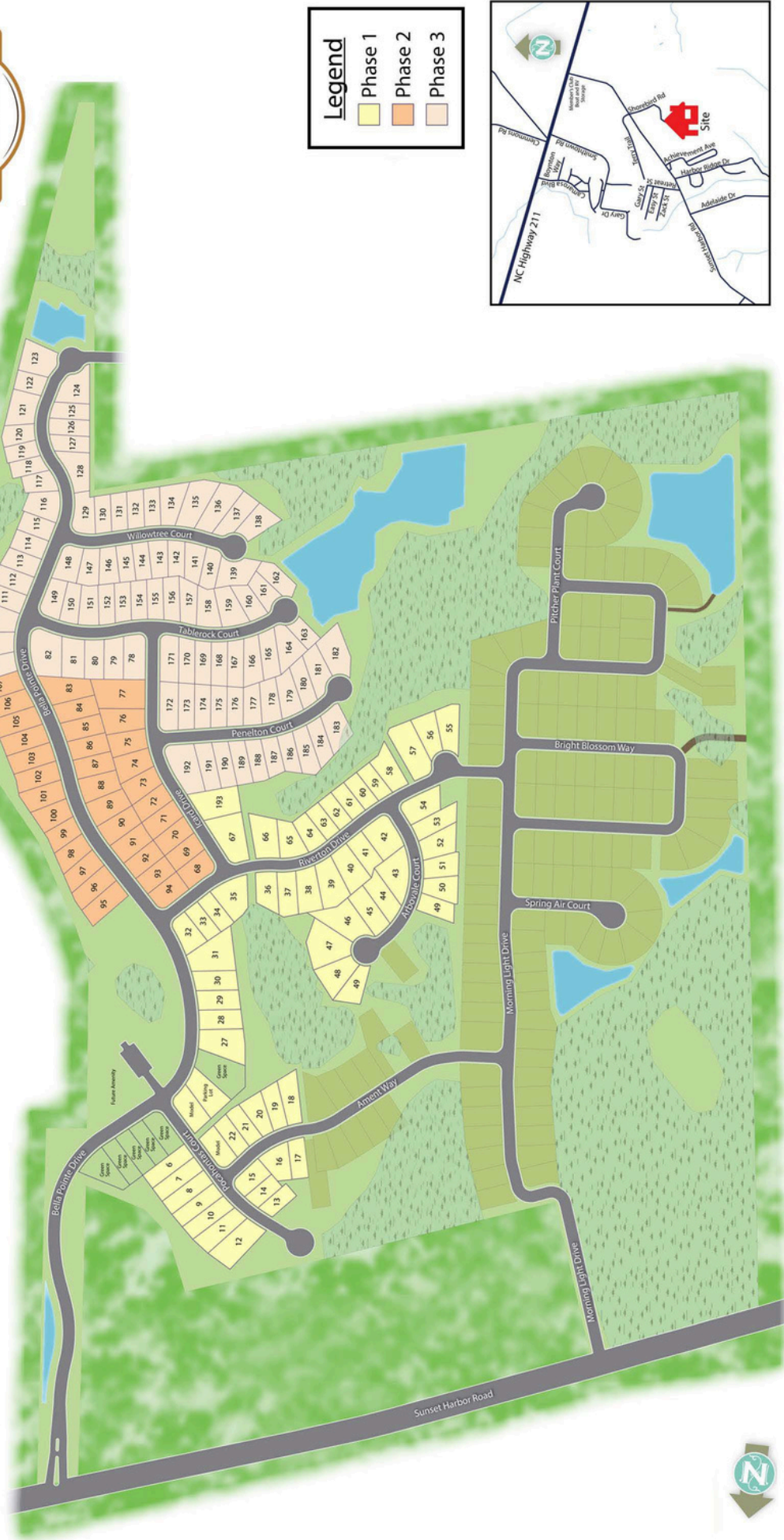
Home and community information, including pricing, included features, terms, availability and amenities, are subject to change and prior sale at any time without notice or obligation. **Not all buyers will qualify. This flyer is for information purposes only and is not part of a legal contract.

HOME INVENTORY

BELLA POINT • BOLIVIA, NC

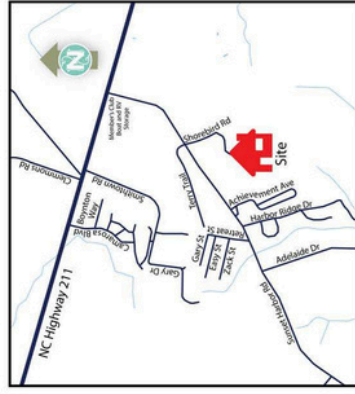
PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
WREN	196	1729 Ament Way SE	4/3.5	PENDING	\$349,990
DOVER	210	4035 Morning Light Drive	4/3	July 15, 2025	\$396,999
CALI	213	4047 Morning Light Drive	4/2	PENDING	\$331,990
DOVER	216	4059 Morning Light SE	4/3	Sept 15, 2025	\$396,290
WREN	227	4530 Spring Air Court SE	4/3.5	PENDING	\$355,999
CALI	230	4518 Spring Air Court SE	4/2	May 31, 2025	\$304,999
CALI	232	4510 Spring Air Court SE	4/2	July 1, 2025	\$294,999
ARIA	233	4506 Spring Air Court SE	3/2	June 30, 2025	\$284,999
HAYDEN	234	4253 Bright Blossom Way SE	5/3	August 14, 2025	\$349,999
HAYDEN	237	4265 Bright Blossom Way SE	5/3	July 25, 2025	\$365,240
KERRY	248	4276 Bright Blossom Way SE	3/2	December 7, 2025	\$294,340
ARIA	250	4268 Bright Blossom Way SE	3/2	December 27, 2025	\$303,490
KERRY	254	4252 Bright Blossom Way SE	3/2	December 23, 2025	\$296,840
CALI	325	4064 Morning Light Drive	4/2	PENDING	\$319,999

BELLA POINT • BOLIVIA, NC



Legend

- Phase 1
- Phase 2
- Phase 3



Map is for presentation purposes only. Not drawn to scale.

THE ARIA

BELLA POINT • BOLIVIA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
ARIA	233	4506 Spring Air Court SE	3/2	June 30, 2025	\$284,999
ARIA	250	4268 Bright Blossom Way SE	3/2	December 27, 2025	\$303,490



**CLICK OR SCAN FOR VIDEO TOUR
OF THE ARIA IN BELLA POINT**



D·R·HORTON®

America's Builder

THE ARIA



Exterior Style A



Exterior Style B



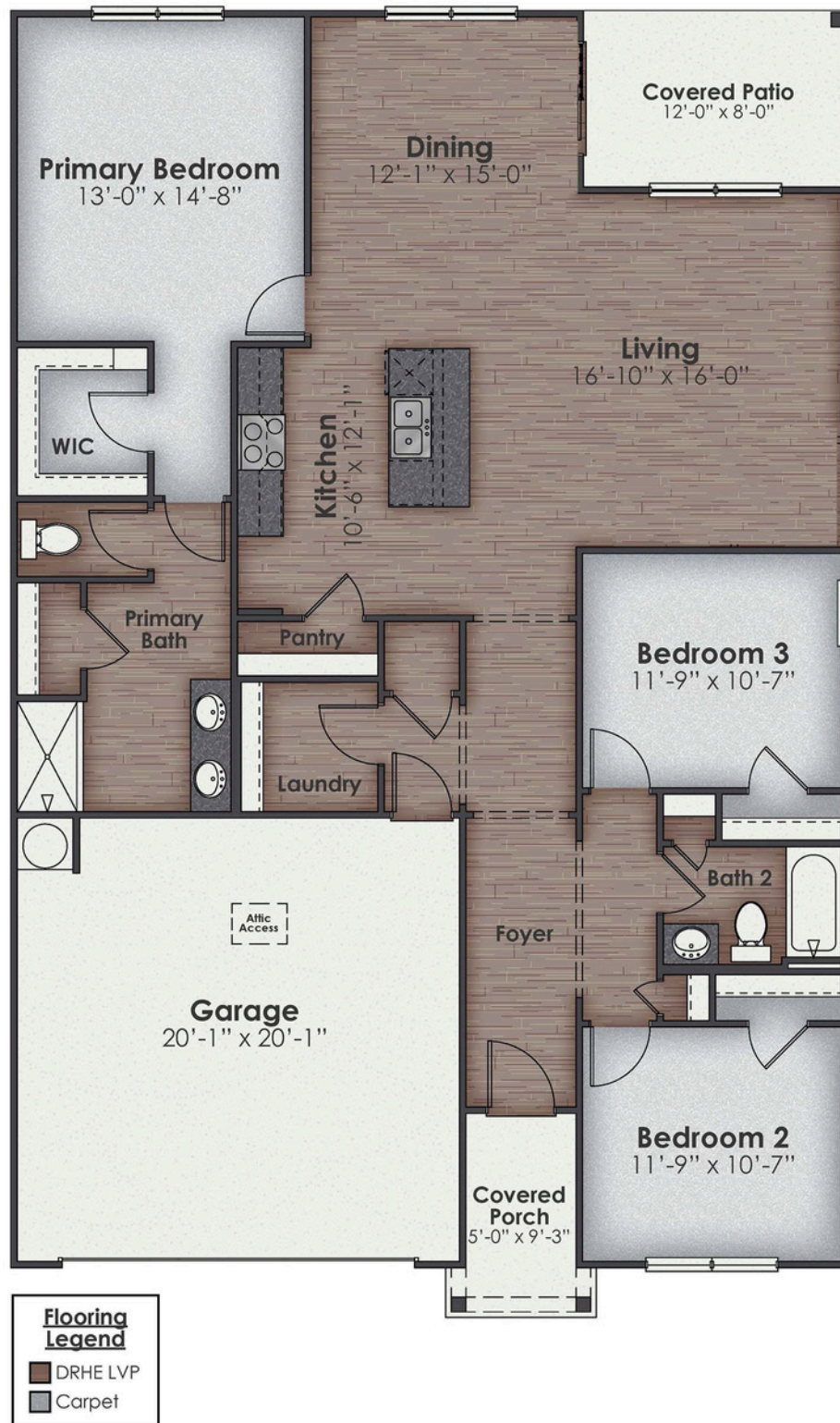
Exterior Style H

3 Bedrooms | 2 Baths | 1,618 Square Feet | 2-Car Garage



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THE ARIA



Plan Update: 1/29/18
JDE# 1618

THE CALI

BELLA POINT • BOLIVIA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
CALI	213	4047 Morning Light Drive	4/2	PENDING	\$331,990
CALI	230	4518 Spring Air Court SE	4/2	May 31, 2025	\$304,999
CALI	325	4064 Morning Light Drive	4/2	PENDING	\$319,999
CALI	232	4510 Spring Air Court SE	4/2	July 1, 2025	\$294,999



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America's Builder

THE CALI



Exterior Style A



Exterior Style B



Exterior Style S

4 Bedrooms | 2 Baths | 1,774 Square Feet | 2-Car Garage



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THE CALI



Plan Update: 1/29/19
JDE# 1774

THE DOVER

BELLA POINT • BOLIHA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
DOVER	210	4035 Morning Light Drive	4/3	July 15, 2025	\$396,999
DOVER	216	4059 Morning Light SE	4/3	Sept 15, 2025	\$396,290



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1883-2368 SQ. FT. | **3-5** BED **2-3** BATH **1-1.5** STORY **2** CAR



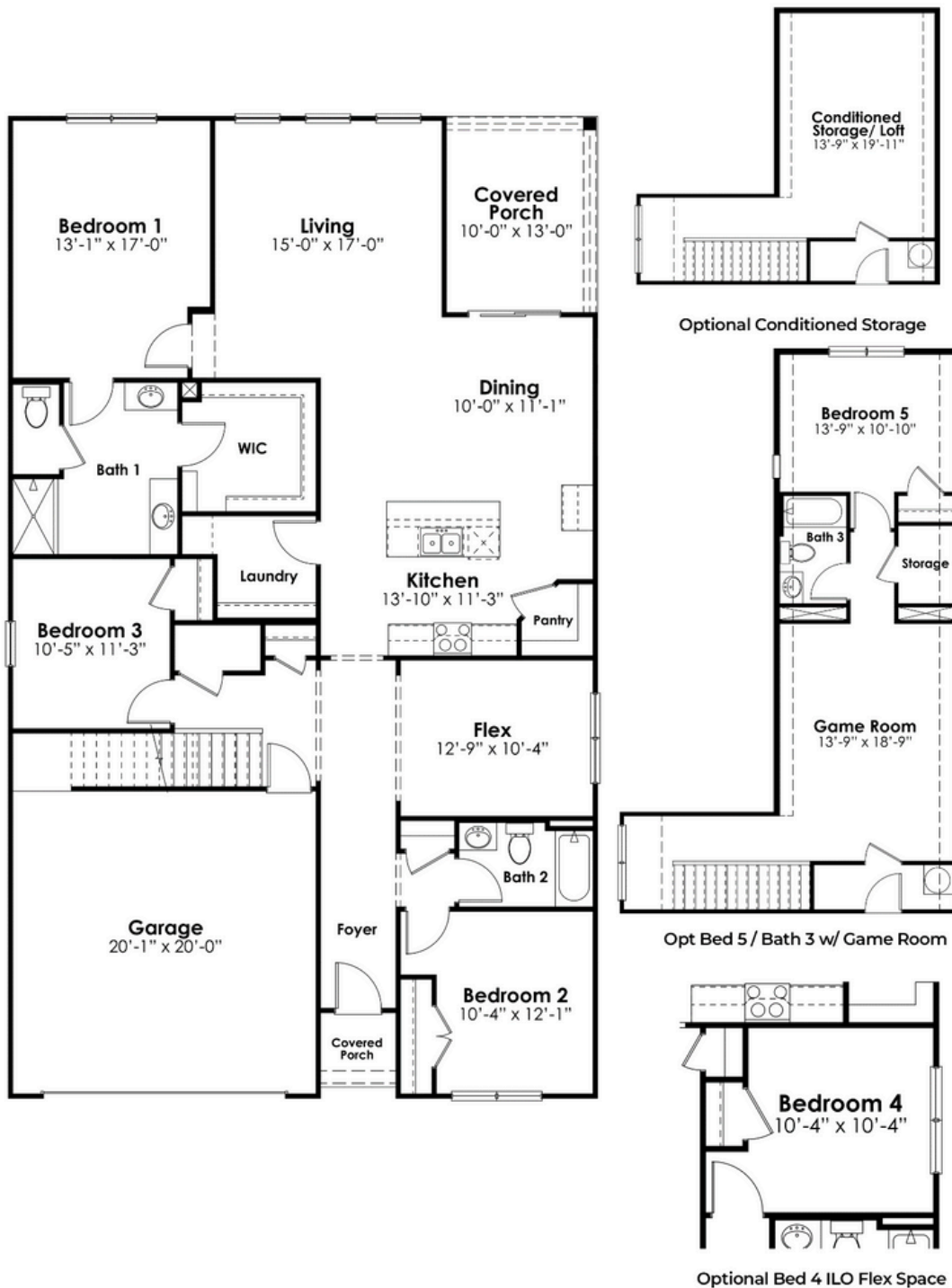
Elevation A



Elevation C

D.R. Horton is an Equal Housing Opportunity Builder. Home and community information, including pricing, included features, terms, availability and amenities, are subject to change and prior sale at any time without notice or obligation. Pictures, photographs, colors, features, and sizes are for illustration purposes only and will vary from the homes as built.

Square footage dimensions are approximate. Buyer should conduct his or her own investigation of the present and future availability of school districts and school assignments. D.R. Horton has no control or responsibility for any changes to school districts or school assignments should they occur in the future. Rendering 1.17.24 Update



THE HAYDEN

BELLA POINT • BOLIVIA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
HAYDEN	237	4265 Bright Blossom Way SE	5/3	July 25, 2025	\$365,240
HAYDEN	234	4253 Bright Blossom Way SE	5/3	August 14, 2025	\$349,999



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THE HAYDEN



Exterior Style A



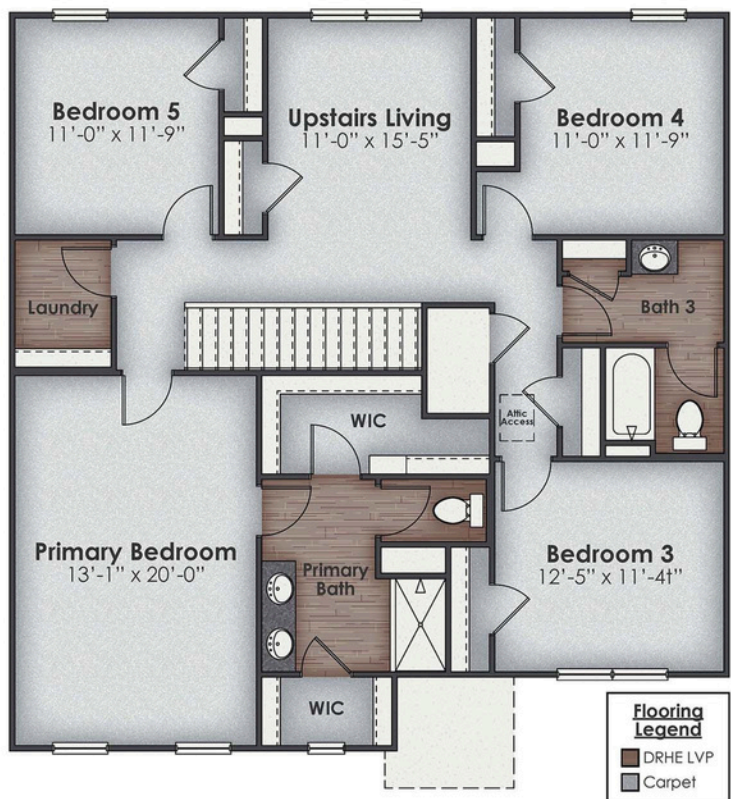
Exterior Style B

5 Bedrooms | 3 Baths | 2511 Square Feet | 2-Car Garage



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THE HAYDEN

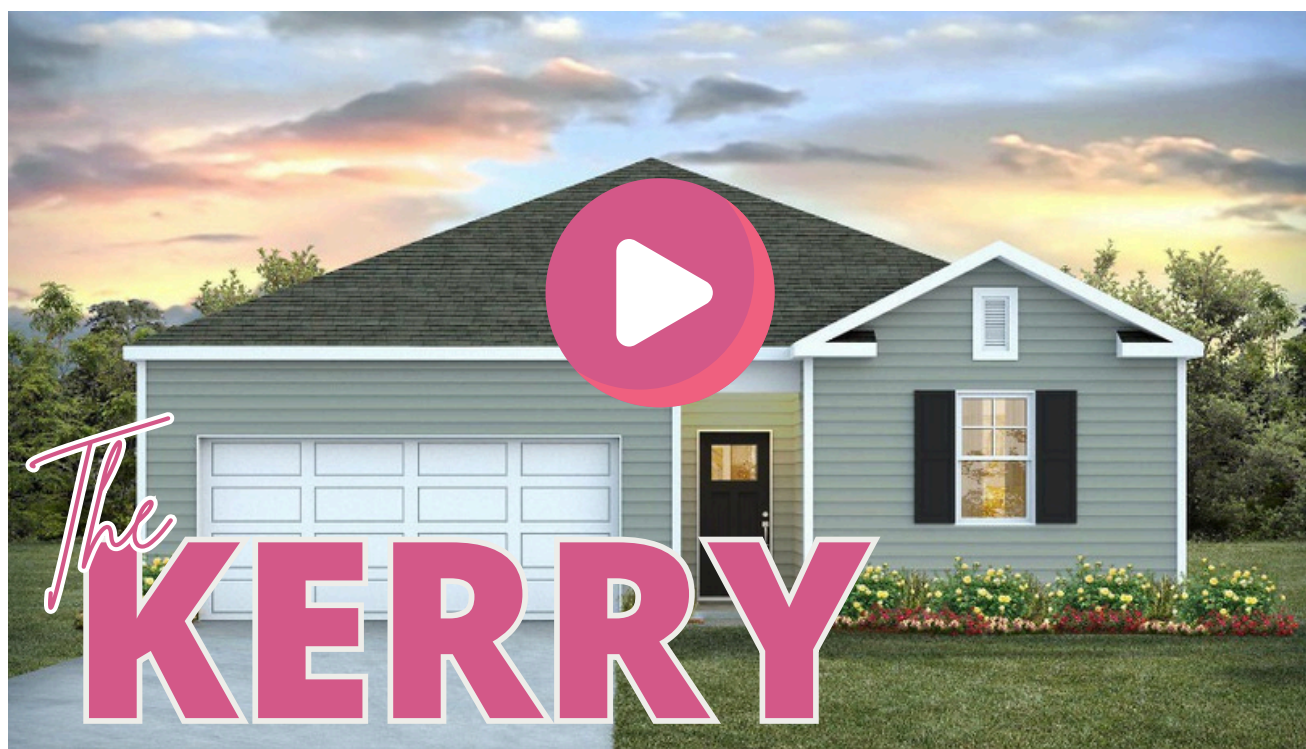


Plan Update: 01/02/18
JDE# 2511

THE KERRY

BELLA POINT • BOLIVIA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
KERRY	254	4252 Bright Blossom Way SE	3/2	December 23, 2025	\$296,840
KERRY	248	4276 Bright Blossom Way SE	3/2	December 7, 2025	\$294,340



VIDEO COMING SOON



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THE KERRY



Elevation B



Elevation E

3 Bedrooms | 2 Baths | 1,475 Square Feet | 2-Car Garage



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THE KERRY



Revised: 12/5/21
Plan Update: 6/19/19
JDE# 1476

THE WREN

BELLA POINT • BOLIVIA, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
WREN	196	1729 Ament Way SE	4/3.5	PENDING	\$349,990
WREN	227	4530 Spring Air Court SE	4/3.5	PENDING	\$355,999



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INCLUDED FEATURES

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Architectural Artistry

- Fiberglass shingles with 20-year warranty
- Insulated Therma-Tru® fiberglass entry door
- Low maintenance aluminum wrapped cornice and vinyl soffit
- Wood grain vinyl siding
- 2 freeze resistant hose bibs
- 2 weatherproof electrical outlets
- Engineered and reinforced concrete foundation with wire mesh
- Attic Access per plan
- 8 x 10 patio or covered porch per plan
- 3x3 stoop per cottage plan

Landscaping Elements

- Professionally designed landscape package
- Fully sodded front yard and back-yard. (natural areas to remain natural)

Heart of the Home

- Low maintenance pattern flooring throughout 1st floor excluding 1st floor bedrooms
- Mohawk® Stain resistant carpet with 6 lb rebond pad in all bedrooms, stairs and 2nd floor hallway
- Sherwin Williams® paint throughout
- Smooth ceilings throughout
- Colonial 2 panel interior doors with satin nickel hardware
- Modern LED Diverse lighting throughout

- Double bowl stainless steel kitchen sink with single lever chrome faucet
- Stainless steel free-standing electric range
- Stainless steel 4 cycle dura wash dishwasher
- Stainless steel microwave
- Garbage disposal
- Counter height kitchen island (per plan) with maple cabinets in select finishes

Bathroom Conveniences

- Laminate bath vanity tops with porcelain sink (per plan)
- Dual vanities in master bath
- Pedestal sink in powder room
- Moen® chrome faucets
- 5' shower in master bath with
- Linen closet per plan
- Gerber® water saving, elongated toilets

Thoughtful Details

- Energy saving insulation package
- Quality Kingspan® house wrap
- 50 gallon high-efficiency electric water heater per plan
- 14-SEER heat pump with digital, programmable thermostat
- Low E energy efficient insulated vinyl windows
- Ventilated shelving systems

Technology Standard

- Phone locations in Master Bedroom and family room
- Cable outlets in Family Room and Master Bedroom
- Pre-wired for ceiling fans in living room and all bedrooms

Home is ConnectedSM

- Alexa® Voice Control: (1) Amazon Echo Dot
- Front Door Bell: Skybell® video doorbell + App control
- Home Hub: Qolsys® IQ2 touchscreen panel + App control
- Light Switch: Front exterior light + App control
- Thermostat: Honeywell® T6 Pro + App control
- Door Lock: Quickset Smartcode 888keyless entry pad

Safe and Secure

- Deadbolts on front door with satin nickel hardware
- GFI outlets located in kitchen, baths, garage and exterior per plan
- 1 exterior carriage light

D.R. Horton's Personal Touch

- Ask about closing cost assistance with use of DHI Mortgage and preferred attorney**
- 1 year builder warranty from D.R. Horton
- 10 year RWC limited structural warranty
- Pre-construction meeting with onsite team
- Pre-close walkthrough and new home orientation
- Informative "Foundations" guide to home ownership and warranty services



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AROUND TOWN

BELLA POINT • BOLIVIA, NC



Points of Interest

GREENLAND'S FARM STORE

668 Midway Road SE • Bolivia
(910) 253-7934

OAK ISLAND LIGHTHOUSE

300a Caswell Beach Road

OAK ISLAND OCEAN EDUCATION CENTER

4700 E. Oak Island Drive • Oak Island
Open Memorial Day - Labor Day

ODELL WILLIAMSON AUDITORIUM

150 College Rd NE, Bolivia
(910) 755-8513



oldesouthportvillageshoppes.com

OLDE SOUTHPORT VILLAGE SHOPPES

1102 N Howe Street • Southport
(910) 448-0188



OAK ISLAND FARMERS' & ARTISANS' MARKET

Mondays • 8:00 AM - 1:00 PM • May 24 - September 6

Middleton Park (Behind Town Hall)
4610 E Dolphin Drive • Oak Island



DOWNTOWN SOUTHPORT

A vibrant and bustling community filled with historic homes, museums, and an enticing array of shops and boutiques.



SPLASH PAD AT MIDDLETON PARK

4610 E Dolphin Drive • Oak Island

Explore other neighborhoods in Brunswick County at LiveLoveBrunswick.com



AROUND TOWN

BELLA POINT • BOLIVIA, NC

Restaurants

LOCKWOOD FOLLY MARKETPLACE & DELI

48 Stone Chimney Rd SE, Supply
(910) 754-5445

CASTUCCI'S ITALIAN RESTAURANT

4332 Long Beach Road SE, Southport
(910) 805-8385

JOSEPH'S ITALIAN BISTRO

5003 O'Quinn Blvd SE, Southport
(910) 454-4440

SAN FELIPE MEXICAN

1673 North Howe Street, Southport
(910) 454-4000

MR. P'S BISTRO

309 N Howe Street, Southport
(910) 457-0801

FISHY FISHY CAFÉ

106 Yacht Basin Drive, Southport
(910) 457-1881

SWAINS SEAFOOD AND CUT RESTAURANT

8317 E Oak Island Drive, Oak Island
(910) 933-6300

SOUTHPORT GOURMET AND SUSHI BAR

1643 N Howe Street
(910) 477-9045

THE PEPPERONI GRILL

3156 Hwy 87, Boiling Spring Lakes • (910) 845-5151
4320 East Beach Drive, Oak Island • (910) 250-1190

ISLAND WAY, OAK ISLAND

1407 E Beach Drive, Oak Island
(910) 278-7770

SONYA'S GRILL, SUPPLY

15 Coastal Dr SW, Supply
(910) 754-5115



PROVISION COMPANY

130 Yacht Basin Drive • Southport
(910) 457-0654



BELLA CUCINA

5177 Southport-Supply Rd SE • Southport
(910) 454-4540



LOCO JOE'S GRILL

602 N Howe's Street • Southport
(910) 294-0808

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**STOP LOOKING.
START FINDING.**



**BUILDERSUP.COM
BUILDERSUP.COM
BUILDERSUP.COM**

910-777-LIVE