



# EXPLORE THE MEADOWS AT WILDWOOD VILLAGE

*with* **LIVE LOVE**



## A NEW HOME COMMUNITY *by* **DR HORTON**



**CLICK OR SCAN FOR DRIVING VIDEO TOUR  
OF THE MEADOWS AT WILDWOOD VILLAGE**



# SHALLOTTE, NORTH CAROLINA



The Meadows at  
Wildwood Village  
EST. 2023

**Legend**

- Mailbox
- ★ Model



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

# THE COMMUNITY

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

## LOCATION

Model home 4719 Cockatoo Drive  
Shallotte, NC 28470. Call 910-507-7224  
for information and appointments.

## GENERAL INFORMATION

New D.R. Horton Express community  
offering 9 single family plans that are  
cottages, ranch one car, ranch 2 car and  
a two story home. The Model home is  
the Cali plan offering 4 bedrooms, 2  
baths, and 2 car garage.

## COMMUNITY FEES

HOA monthly dues are \$48/ month  
Includes: Common Area maintenance.  
\$1,750 Capitalization fee.

## SCHOOLS

Union Elementary  
910-579-3591  
Shallotte Middle 910-756-6130  
West Brunswick High School  
910-756-5050  
Academy of Coastal Carolina  
910-754-9637  
Southeastern Christian Academy  
910-754-2389  
Brunswick Community College  
910-755-8084  
South Brunswick Charter School  
910-338-4178

## GOVERNMENT

Shallotte DMV 5300 A Main Street  
910-754-4591  
Brunswick County Government  
Complex, 30 Government Ctr. Dr., NE,  
Bolivia, 800-442-7033  
Shallotte Post Office  
800-275-8777  
Shallotte Police Dept.  
910-754-6008  
Shallotte Fire Dept.  
910-754-6262  
Brunswick County Sheriff  
910-253-2777  
Animal Control  
910-754-8204  
Rourk Branch Library  
910-754-6578  
Brunswick Parks & Recreation  
910-253-2670

## UTILITIES

Shallotte Sewer  
106 Cheers St. off Main St.  
910-754-4032  
Brunswick County Utilities-  
Water 910-253-2655  
Brunswick Electric  
800-842-5871 or 910-754-4391  
Focus—internet, cable, phone  
910-754-4311  
Waste Industries -trash  
910-253-2520  
Waste Industries -recycle  
910-253-4177

## HOSPITALS/HEALTH CARE

Brunswick Novant Medical Center  
910-721-1000  
New Hanover Hospital-Wilmington  
910-667-8100  
McLeod Seacoast-Little River, SC  
843-390-8100  
Brunswick Veteran Outreach VA  
910-754-6141  
Shallotte Senior Center  
910-754-2300  
Carolina Quickcare  
910-444-2970

## SHOPPING & POINTS OF INTEREST

### BEACHES!

**Ocean Isle Beach 6 miles**

**Sunset Beach 9 miles**

**Holden Beach 14 miles**

Mulberry Park & River Walk  
123 Mulberry Street  
Shallotte Twp. Park & Dog Park  
5550 Main Street  
Planet Fun 910-755-2386  
Swamp Park Adventures  
910-687-6100  
Home Depot 910-755-5444  
Lowes Home Improvement  
910-755-6111  
Super Walmart 920-754-2880  
Food Lion 910-754-6444  
Publix OIB 910-393-2059  
Belks 910-755-0939  
Hobby Lobby  
910-755-7000  
Marshalls  
910-755-2363  
Pet Smart 910-754-7500

Purple Onion Café  
910-755-2334  
Bath & Body Works  
910-304-0854  
Shoe Dept 910-754-3533  
Osaka Japanese Steakhouse  
910-755-6188  
Starbucks 910-500-0017  
Planet Fitness 910-294-3567  
Harbor Freight 910-946-2525  
Big Lots 910-550-0220  
CVS 910-304-0854  
Walgreen's 910-755-5953  
Office Depot 910-754-5446

## HOA MANAGEMENT COMPANY

CAMS—OIB

Office 910-256-2021

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

## PREFERRED PARTNERS:

### LENDER:

DHI Mortgage

Ask Sales representative for contact  
information

### ATTORNEY:

Nelson & Galbreath, Dennis DiSabato

4660 East Coast Drive, Shallotte, NC

843-913-8694

### INSURANCE:

DHI Insurance—Perry Knoll

800-835-7602

### SAFE HAVEN HOME

[drhorton@mysafehaven.com](mailto:drhorton@mysafehaven.com)

877-643-6612



Subject to changes. 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. 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. HOA dues are subject to change as provided in the recorded declaration.

**D.R. HORTON**  
America's Builder

D.R. HORTON • EXPRESS • EMERALD • FREEDOM

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# HOME INVENTORY

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
KERRY E	310	4433 East Coast Lane	3/2	December 4 2025	\$275,490
GALEN	315	4413 East Coast Lane	4/2.5	April 8 2026	\$326,000
DOVER	316	4409 East Coast Lane	4/3	May 22 2026	\$353,810
KERRY	317	4405 East Coast Lane	3/2	June 25 2026	\$269,490
ARIA	318	4401 East Coast Lane	3/2	May 22 2026	\$279,990
GALEN	320	4393 East Coast Lane	3/2	April 20 2026	\$320,000
ARIA	327	4288 Frogie Lane NW	3/2	May 7 2026	\$276,990
KERRY	329	4296 Frogie Lane NW	3/2	July 10, 2026	\$266,490
ARIA	336	4324 Frogie Lane NW	3/2	August 11, 2026	\$276,990
ARIA	347	4406 East Coast Lane	3/2	August 25, 2026	\$270,990
GREENBRIAR	351	2007 Snipe Lane	3/2	August 5 2026	\$250,360
MACON	352	2011 Snipe Lane	3/2	July 10 2026	\$259,990
KERRY	415	2087 Locust Ridge Drive NW	3/2	November 24 2025	\$287,990
BRISTOL A	445	2094 Locust Ridge Drive NW	4/3	August 7, 2026	\$328,405

Greenbriar & Macon Floor Plan details coming soon



**CLICK OR SCAN FOR HOME INVENTORY VIDEO PLAYLIST**



# HOME INVENTORY

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
CALI S	321	4393 Frogie Lane NW	4/2	TBD - PERMIT	\$295,990
CALI S	366	2008 Snape Lane	4/2	TBD - PERMIT	\$298,990
ARIA B	367	2004 Snape Lane	3/2	TBD - PERMIT	\$277,990
ARIA H	410	2067 Locust Ridge Drive NW	3/2	TBD - PERMIT	\$
CALI S	416	2093 Locust Ridge Drive NW	4/2	TBD - PERMIT	\$
DOVER C	417	4405 Frogie Lane NW	4/3	TBD - PERMIT	\$
CALI S	446	2090 Locust Ridge Drive NW	4/2	TBD - PERMIT	\$
ARIA H	448	2080 Locust Ridge Drive NW	3/2	TBD - PERMIT	\$
BRISTOL C	450	2102 Grassy Lane NW	3/3	TBD - PERMIT	\$
ARIA H	452	2110 Grassy Lane NW	3/2	TBD - PERMIT	\$
KERRY E	453	2114 Grassy Lane NW	3/2	TBD - PERMIT	\$
BRISTOL C	456	2111 Grassy Lane NW	3/3	TBD - PERMIT	\$

TBD - Permit



**CLICK OR SCAN FOR HOME INVENTORY VIDEO PLAYLIST**



# THE ARIA

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
ARIA	318	4401 East Coast Lane	3/2	May 22 2026	\$279,990
ARIA	327	4288 Frogie Lane NW	3/2	May 7 2026	\$276,990
ARIA	336	4324 Frogie Lane NW	3/2	August 11, 2026	\$276,990
ARIA	347	4406 East Coast Lane	3/2	August 25, 2026	\$270,990



**CLICK OR SCAN FOR VIDEO TOUR OF  
THE ARIA IN WILDWOOD VILLAGE**



# THE ARIA

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
ARIA B	367	2004 Snape Lane	3/2	TBD - PERMIT	\$277,990
ARIA H	410	2067 Locust Ridge Drive NW	3/2	TBD - PERMIT	\$
ARIA H	448	2080 Locust Ridge Drive NW	3/2	TBD - PERMIT	\$
ARIA H	452	2110 Grassy Lane NW	3/2	TBD - PERMIT	\$



**CLICK OR SCAN FOR VIDEO TOUR OF  
THE ARIA IN WILDWOOD VILLAGE**



**1618 SQ. FT. | 3 BED 2 BATH 1 STORY 2 CAR**



**Elevation A**



**Elevation B**



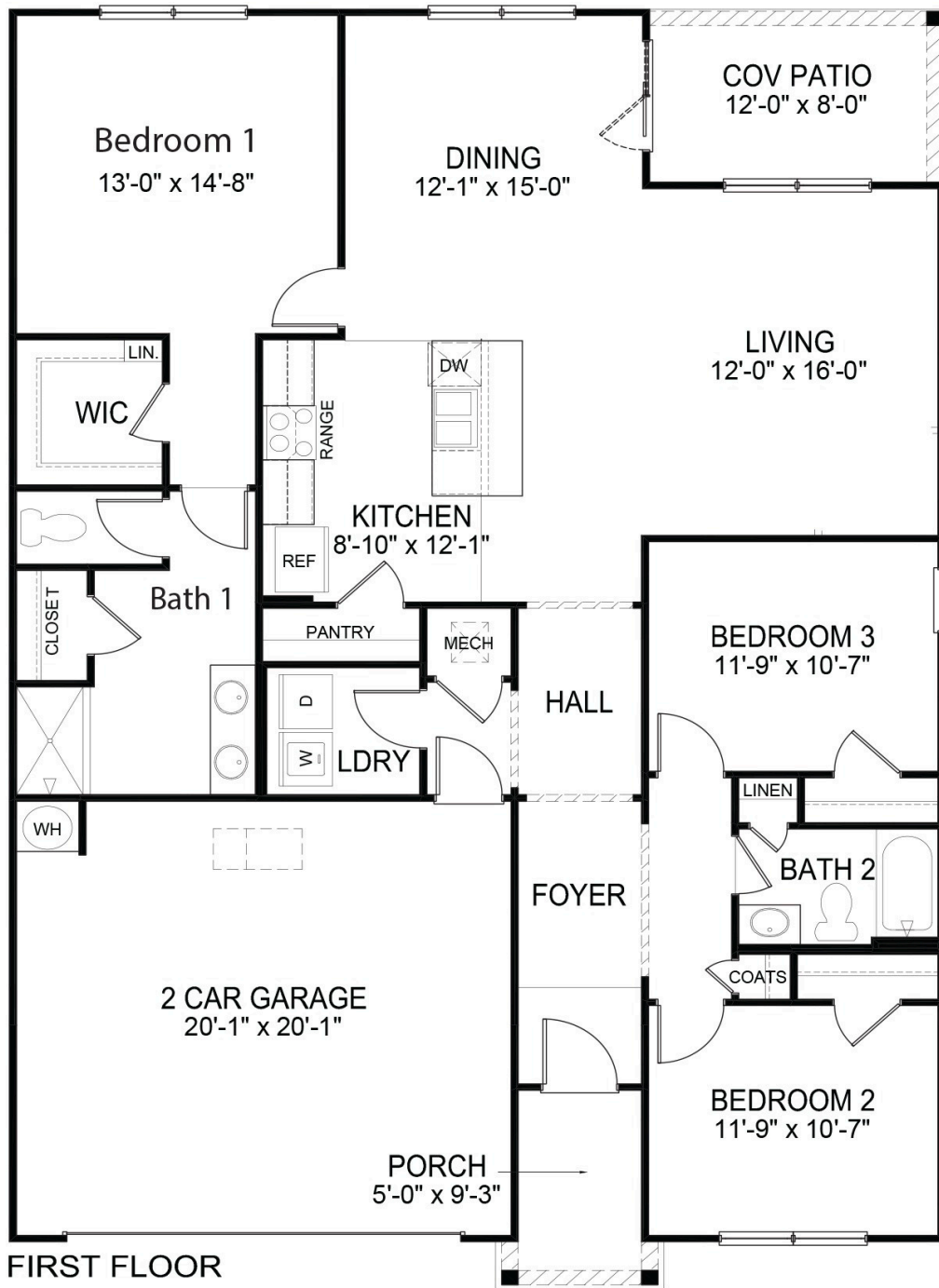
**Elevation C**



**Elevation H**

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Jde-1618  
1.4.24 Update  
11.11.22 Plan



# THE BRISTOL

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
BRISTOL A	445	2094 Locust Ridge Drive NW	4/3	August 7, 2026	\$328,405
BRISTOL C	450	2102 Grassy Lane NW	3/3	TBD - PERMIT	\$
BRISTOL C	456	2111 Grassy Lane NW	3/3	TBD - PERMIT	\$



**VIDEO COMING SOON  
STAY TUNED**

1672-1735 SQ. FT. | 2-4 BED 2-3 BATH 1-2 STORY 2 CAR



Elevation A



Elevation A with Bonus



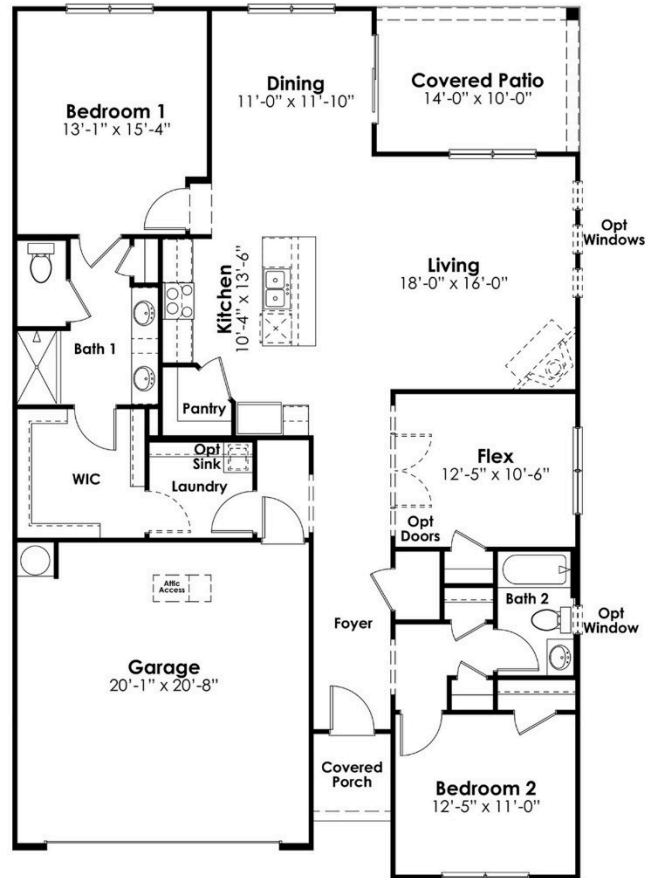
Elevation C



Elevation C with Bonus

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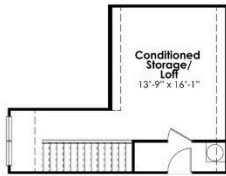


**First Floor Plan**

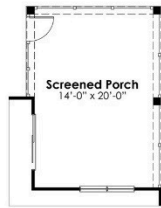
**Two Story Plan & Options**



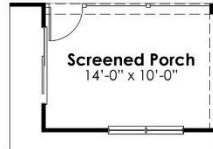
**Opt. Bedroom 4 Game Room**



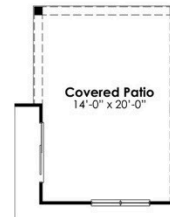
**Opt. Upstairs Loft**



**Opt. Extended Screened Porch**



**Opt. Screened Porch**



**Opt. Covered Patio**



**Opt. Bedroom 3**



# THE CALI

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
CALI S	321	4393 Frogie Lane NW	4/2	TBD - PERMIT	\$295,990
CALI S	366	2008 Snape Lane	4/2	TBD - PERMIT	\$298,990
CALI S	416	2093 Locust Ridge Drive NW	4/2	TBD - PERMIT	\$
CALI S	446	2090 Locust Ridge Drive NW	4/2	TBD - PERMIT	\$



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STAY TUNED**

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1774 SQ. FT. | 4 BED 2 BATH 1 STORY 2 CAR



Elevation A



Elevation B



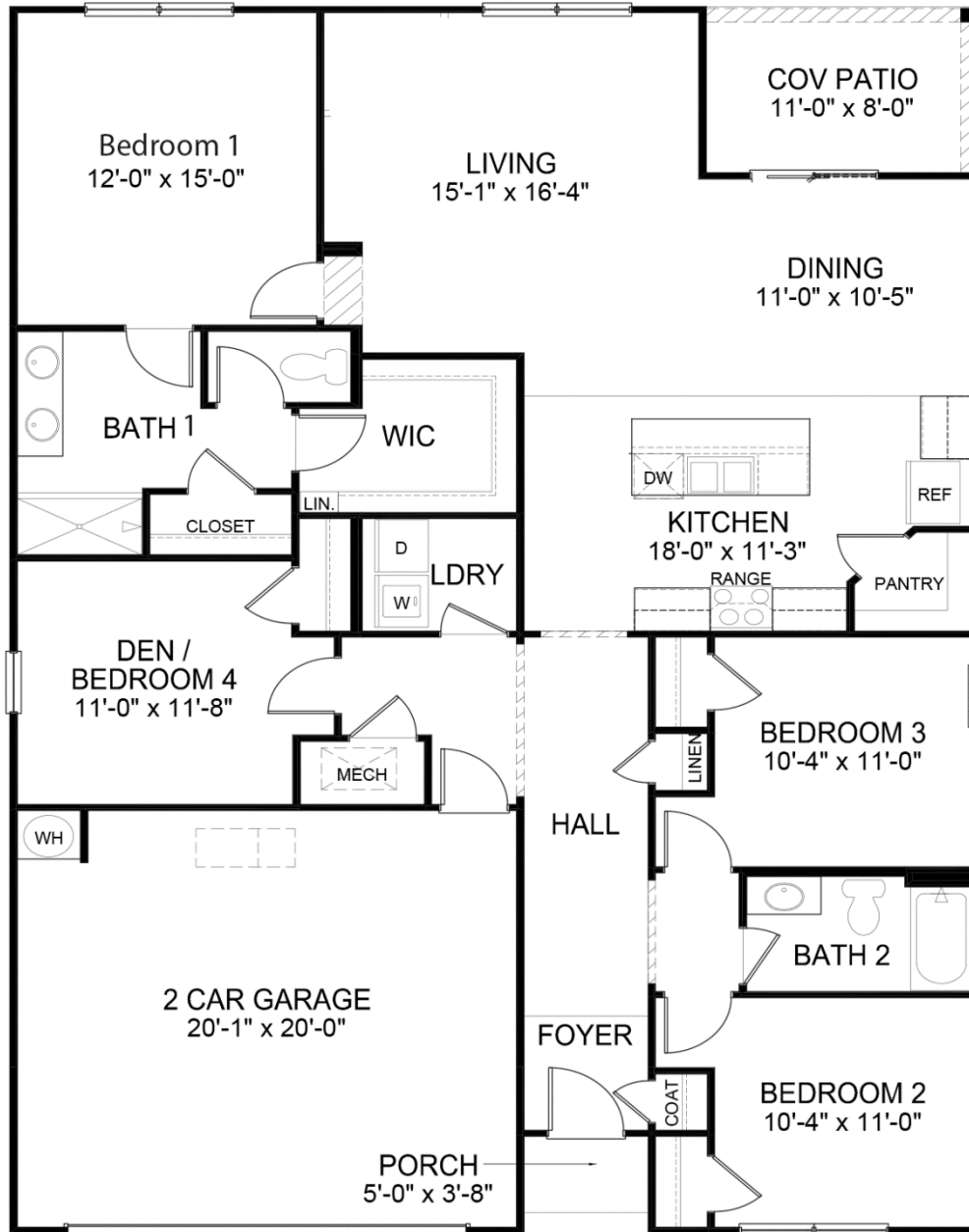
Elevation C



Elevation S

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Jde-1774  
11.11.22 Update  
11.11.22 Plan



# THE DOVER

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
DOVER	316	4409 East Coast Lane	4/3	May 22 2026	\$353,810
DOVER C	417	4405 Frogie Lane NW	4/3	TBD - PERMIT	\$



**CLICK OR SCAN FOR VIDEO TOUR OF  
THE DOVER IN WILDWOOD VILLAGE**



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




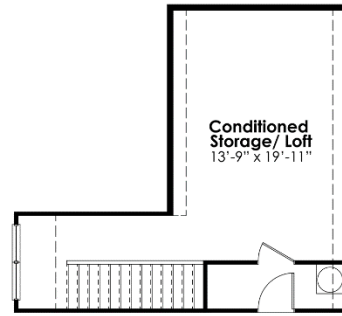
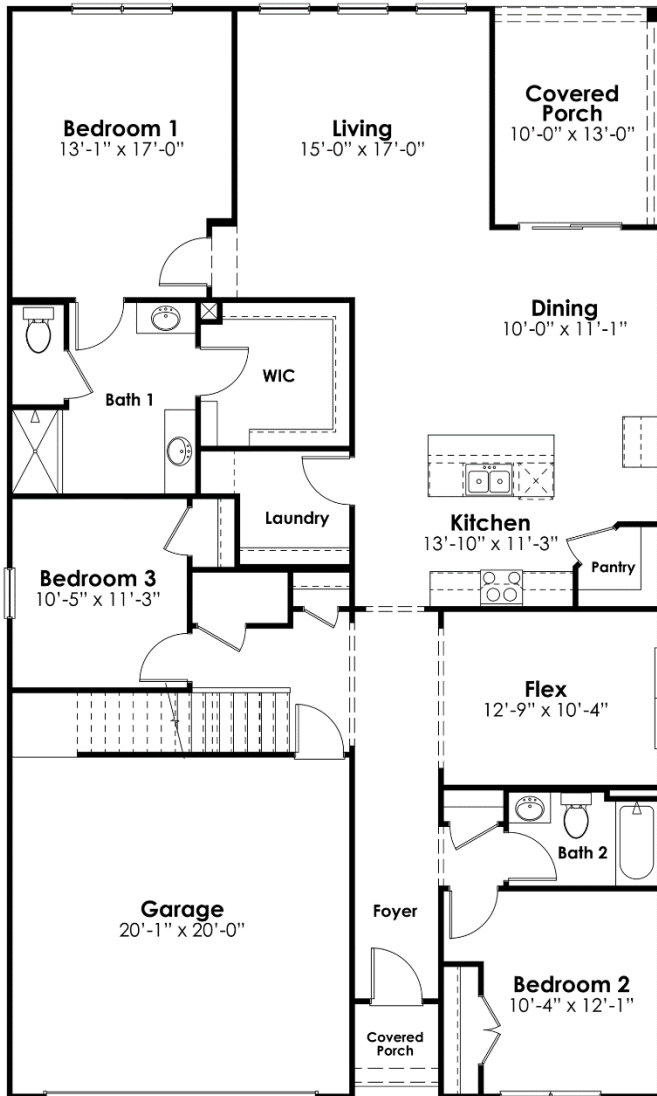
Elevation A



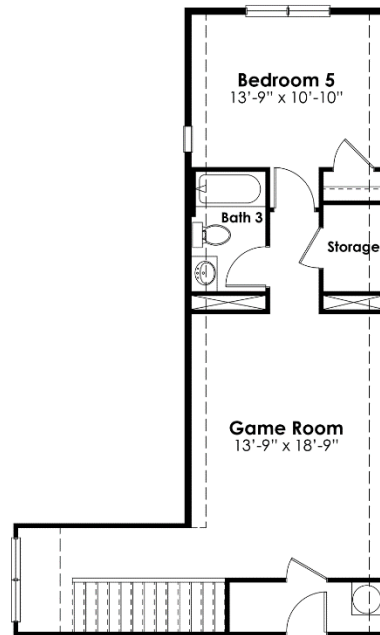
Elevation C

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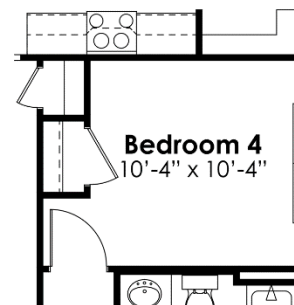
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Optional Conditioned Storage



Opt Bed 5 / Bath 3 w/ Game Room



Optional Bed 4 ILO Flex Space



# THE GALEN

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
GALEN	315	4413 East Coast Lane	4/2.5	April 8 2026	\$326,000
GALEN	320	4393 East Coast Lane	3/2	April 20 2026	\$320,000



**CLICK OR SCAN FOR VIDEO TOUR OF THE GALEN IN WILDWOOD VILLAGE**



**2338 SQ. FT. | 4 BED 2.5 BATH 2 STORY 2 CAR**




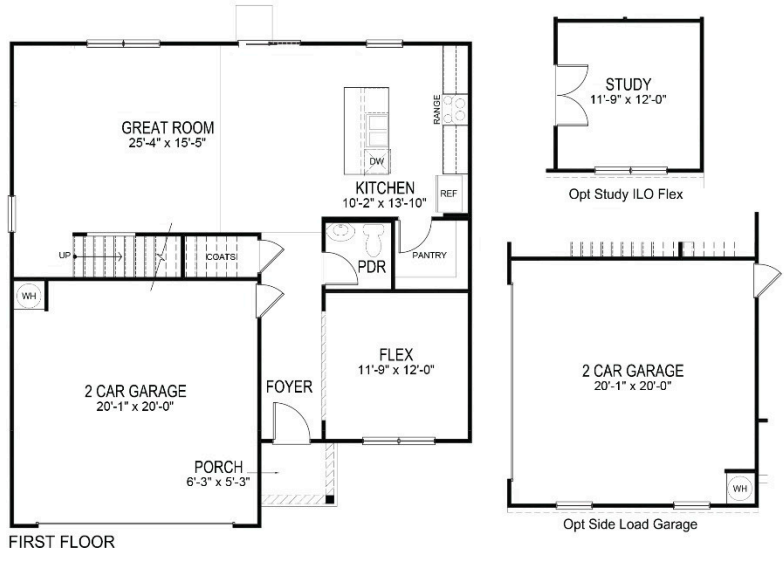
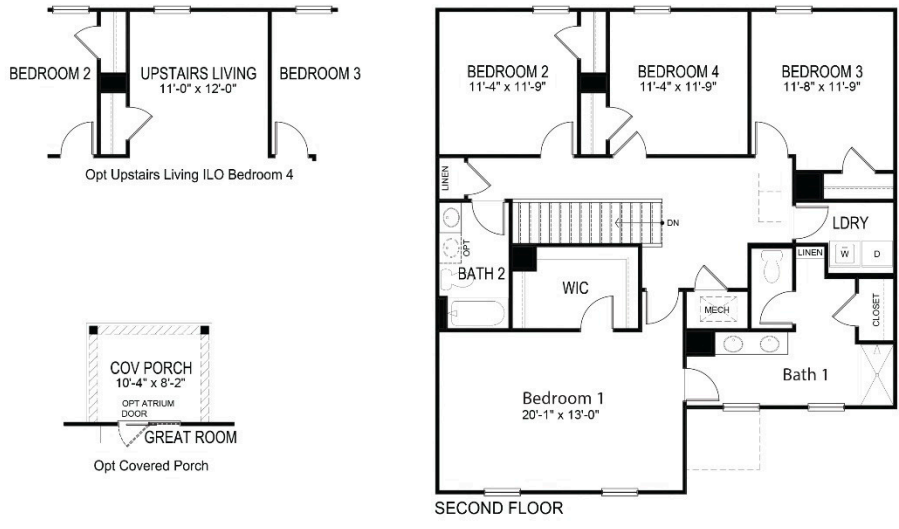
**Elevation A**



**Elevation B**

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Jde-2338  
1.4.24 Update  
11.11.22 Plan

# THE KERRY

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

PLAN	LOT	STREET ADDRESS	FRONT ELEVATION	STAGE/ESTIMATED COMPLETION DATE	PRICE
KERRY	317	4405 East Coast Lane	3/2	June 25 2026	\$269,490
KERRY	329	4296 Frogie Lane NW	3/2	July 10, 2026	\$266,490
KERRY	415	2087 Locust Ridge Drive NW	3/2	November 24 2025	\$287,990
KERRY E	310	4433 East Coast Lane	3/2	December 4 2025	\$275,490
KERRY E	453	2114 Grassy Lane NW	3/2	TBD - PERMIT	\$



**CLICK OR SCAN FOR VIDEO TOUR OF THE KERRY IN WILDWOOD VILLAGE**



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**1475 SQ. FT. | 3 BED 2 BATH 1 STORY 2 CAR**



**Elevation A**



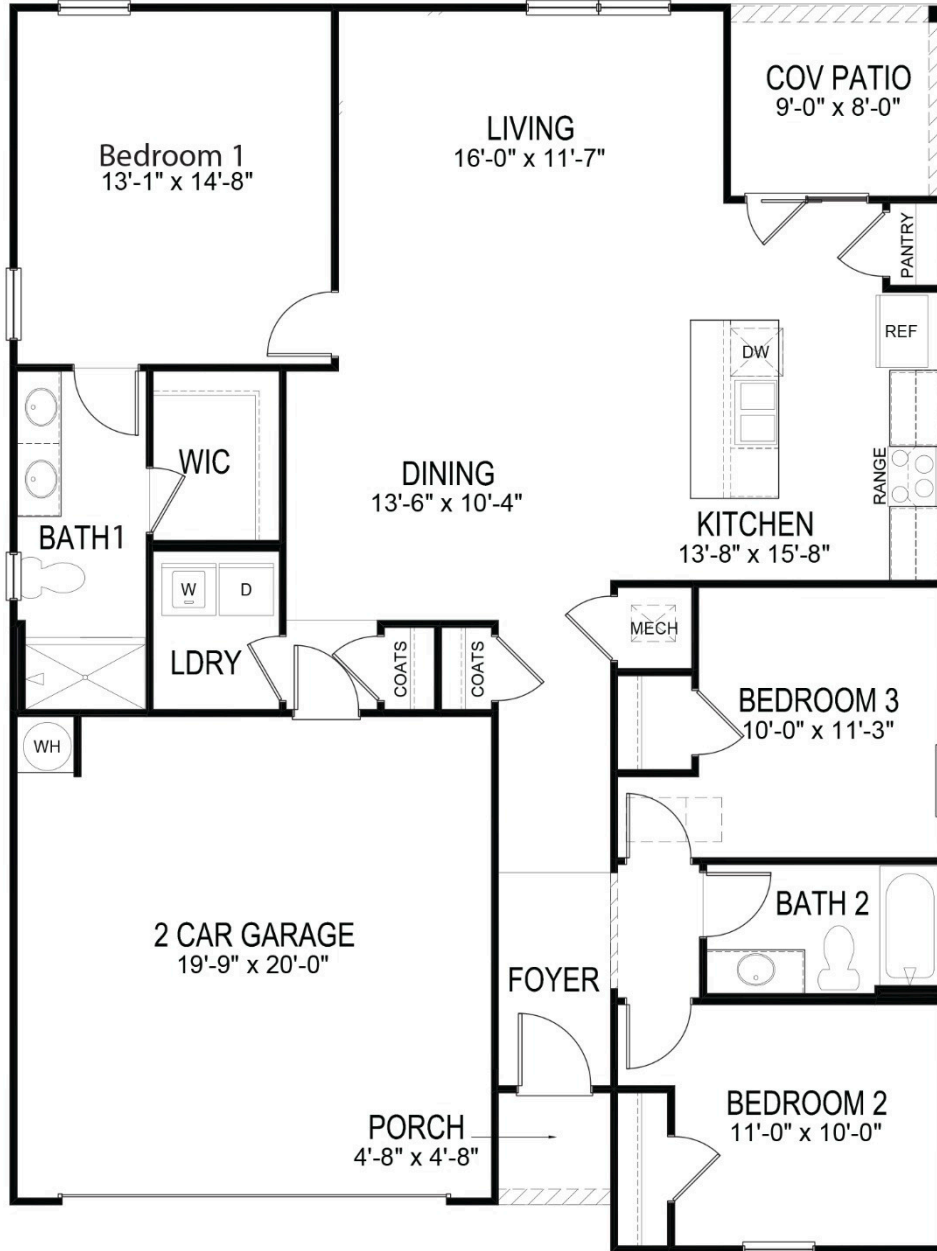
**Elevation B**



**Elevation E**

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Jde-1476  
1.4.24 Update  
11.11.22 Plan

# EXPRESS LEVEL INCLUDED FEATURES

## THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

### OUTSIDE

**Exterior Finish:** Low maintenance vinyl siding

**Fascia:** Aluminum | Soffit: vinyl, ventilated

**Garage Door:** Steel garage door

**Garage Finish:** Paint ready drywall finish

**Attic Access:** Location varies per plan

**Landscaping:** Professional landscaping package (per plan)

**Shingles:** Fiberglass 3 Tab with 25-yr. manufacturer warranty

**Termite Treatment:** Annual, renewable bond

### INSIDE

**Cable Outlet Locations:** Family room, all bedrooms

**Ceiling Fan Prewire:** Family room, bedrooms with light switch

**Ceiling-Height:** 8' smooth ceilings

**Doors-Front:** Insulated smooth fiberglass

**Doors-Interior:** 2 panel colonial, satin nickel hardware

**Floors-Carpet:** 5 lb. pad, bedrooms, stairs, 2nd floor

**Floors-Vinyl:** Foyer, kitchen and main living 1st floor, baths

**GFI Outlet:** Located in all designated wet areas (per plan)

**Laundry Room:** Interior, w/ washer & (electric) dryer connection

**Lighting:** LED flush mount in kitchen/living, bedrooms, foyer, and baths

**Phone Outlet Location:** Primary bedroom and kitchen

**Smoke Detector:** Hardwired with battery backup (per code)

**Trim:** 3 1/4" baseboard, 2 1/4" colonial door casings/

**Window Treatments:** 2" faux-wood blinds on all standard windows (does not include sliding door)

### HOME IS CONNECTED\*\*

**Alexa® Voice Control:** (1) Amazon Echo Dot

**Front Door Bell:** Video doorbell + App control

**Home Hub:** Qolsys® IQ2 touchscreen panel + App control

**Light Switch:** Deako switches throughout home

**Thermostat:** Honeywell® T6 Pro + App control

**Door Lock:** Quickset Smartcode keyless entrypad

\*\*SEE SALES AGENT FOR EXPLANATION OF INSTALLATION AND CONNECTION; SOME ITEMS INSTALLED POST-CLOSING

### KITCHEN

**Countertop:** Low maintenance laminate with 4" splash

**Cabinets:** 36" height

**Faucet:** Chrome, one handle with pull-out sprayer

**Garbage Disposal:** 1/2 horsepower

**Sink:** stainless steel, double bowl, 50/50

### APPLIANCES

**Dishwasher:** Stainless steel

**Microwave:** Stainless steel

**Range:** Stainless steel

### BATHROOMS

**Closet Shelving:** Ventilated shelving

**Exhaust Fan:** In all baths

**Faucets:** Chrome finish

**Mirrors:** Plate glass, above each sink, all full bathrooms

**Bath 1:** 5' walk-in shower

**Secondary Bath(s):** Tub/shower combination

**Toilets:** water-saving

**Powder Room (per plan):** Pedestal sink

**Vanity Top:** Laminate top with porcelain sink

**Cabinet:** Raised height double bowl in bath 1 (per plan availability); single bowl hall baths standard (double-bowl optional per plan)

### ENERGY SAVING FEATURES

**Exterior Electrical Outlets:** 2, weatherproof

**Exterior Hose Bibs:** 2, freeze resistant

**Exterior Walls:** Quality Green Guard® House Wrap

**HVAC:** 15-SEER heat pump with digital programmable thermostat

**Insulation:** Attic-R-38 (vaults per plan R-19); exterior walls R-15

**Sliding Doors:** Vinyl, double-pane

**Water Heater:** 50 gallon tank; 3 or more full baths, (2) 50 gallon tanks

**Windows:** Vinyl, double pane, low-E glass

**Foundation:** Engineered reinforced concrete with wire mesh and rebar

**Efficiency:** Third-party tested and certified for house leakage, under pressure duct leakage, and air supply with blower door test

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# ENCORE LEVEL INCLUDED FEATURES

THE MEADOWS AT WILDWOOD VILLAGE • SHALLOTTE, NC

## OUTSIDE

**Exterior Finish:** Low maintenance vinyl siding

**Fascia:** Aluminum | Soffit: vinyl, ventilated

**Garage Door:** Steel garage door

**Garage Finish:** Paint ready drywall finish

**Attic Access:** Location varies per plan

**Landscaping:** Professional landscaping package (per plan)

**Shingles:** Fiberglass 3 Tab w/ manufacturer warranty

**Termite Treatment:** Annual, renewable bond

## INSIDE

**Cable Outlet Locations:** Family room, all bedrooms

**Ceiling Fan Prewire:** Family room, bedrooms with light switch

**Ceiling-Height:** 1st-floor: 9' smooth ceilings

**Doors-Front:** Insulated smooth fiberglass

**Doors-Interior:** 2 panel colonial, satin nickel hardware

**Floors-Carpet:** 5 lb. pad, Secondary bedrooms, stairs, upstairs halls and lofts. If primary suite on second floor it will have carpet\*

**Floors-Luxury Vinyl:** First floor: Primary Bedroom (Bed #1), living areas, flex rooms with drywall openings, foyers/halls. First and Second floor baths and powder room.

**GFI Outlet:** Located in all designated wet areas (per plan)

**Laundry Room:** Interior, w/ washer & (electric) dryer

**Lighting:** LED flush mount in kitch/living, baths, bedrooms **Phone Outlet Location:** Primary bedroom and kitchen

**Smoke Detector:** Hardwired with battery backup (per code)

**Trim:** 3 1/4" baseboard, 2 1/4" colonial door casings/

## HOME IS CONNECTED\*\*

**Alexa® Voice Control:** (1) Amazon Echo Dot

**Front Door Bell:** Video doorbell + App control

**Home Hub:** Qolsys® IQ2 touchscreen panel + App control

**Light Switch:** Deako switches throughout home

**Thermostat:** Honeywell® T6 Pro + App control

**Door Lock:** Quickset Smartcode keyless entrypad

\*\*SEE SALES AGENT FOR EXPLANATION OF INSTALLATION AND

## KITCHEN

**Countertop:** Granite with demi-bullnose edge

**Cabinets:** 36" height

**Faucet:** Chrome, one handle with pull-out sprayer

**Garbage Disposal:** 1/2 horsepower

**Sink:** stainless steel, double bowl, 50/50

## APPLIANCES

**Dishwasher:** Stainless steel

**Microwave:** Stainless steel

**Range:** Stainless steel

**Refrigerator:** Stainless steel

## BATHROOMS

**Closet Shelving:** Ventilated shelving

**Exhaust Fan:** In all baths

**Faucets:** Chrome finish

**Mirrors:** Plate glass, above each sink, all full bathrooms

**Bath 1:** 5' walk-in shower with glass shower door

**Secondary Bath(s):** Tub/shower combination

**Toilets:** water-saving

**Powder Room (per plan):** Pedestal Sink

**Vanity Top:** Matte-finish cultured marble top with integrated sink

**Cabinet:** Raised height double bowl in bath 1 (per plan availability); single bowl hall baths

## ENERGY SAVING FEATURES

**Exterior Electrical Outlets:** 2, weatherproof

**Exterior Hose Bibs:** 2, freeze resistant

**Exterior Walls:** Quality Green Guard® House Wrap

**HVAC:** 15-SEER heat pump with digital programmable thermostat

**Insulation:** Attic-R-38 (vaults per plan R-19); exterior walls R-15

**Sliding Doors:** Vinyl, double-pane

**Water Heater:** 50 gallon tank electric: 3 or more full baths (2) 50 gallon tanks

**Windows:** Vinyl, double pane, low-E glass with screens

**Foundation:** Engineered reinforced concrete with wire mesh and rebar

**Efficiency:** Third-party tested and certified for house leakage, under pressure duct leakage, and air supply with blower door test

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# NOTES

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