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TOM FRENCH HOMES



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Tom French Homes offers an array of homes in six maintenance-provided communities with prices that range from the low \$200,000s to \$800,000.

New homes underway in several communities

Information provided by **Better Homes and Garden Real Estate, Kansas City Homes**

Tom French has earned a stellar reputation over his 35-year building career, especially as a pioneer in developing and building maintenance-provided communities. Today that reputation translates into clients purchasing homes in his six communities at a record rate, in many instances before they are completed. So if buyers find something they like, they

shouldn't hesitate to buy it.

French offers an array of homes in those six maintenance-provided communities with prices that range from the low \$200,000s to \$800,000. No matter which home or community buyers choose, they will find the expert craftsmanship that has earned accolades for French throughout his career.

Available floor plans include townhomes, twin villas and stand-alone villas, depending on the community. All emphasize main-floor living, have finished

lower levels and meet the changing needs of the homebuyers' lifestyle.

Amenity packages vary from community to community and may include a swimming pool, exercise facility and walking trail. Provided maintenance in all the communities includes lawn maintenance and snow removal, with expanded maintenance for the attached homes.

In the Cottages of Cross Point Creek, a boutique neighborhood of Craftsman-style villa homes near 87th Street and Renner

Road in Lenexa, two new floor plans are under construction.

One is a reverse 1½-story and one is a ranch. They are expected to start in the \$350,000s and should be completed in seven months. Additionally, this is a wonderful opportunity for custom build jobs. All the other completed homes have been sold.

This community is part of Lenexa City Center, an up-and-coming New Urbanism lifestyle. Several homes are under

SEE TOM FRENCH/ PAGE-E2

Renee Amey Team of RE/MAX Elite

The best in lakeside living can be found in Lee's Summit

Information provided by **RE/MAX Elite**

You could live near the sunny beaches of Florida and California or among the wondrous mountains of Colorado, but when some of the most amazing residential lake communities are in your own backyard, why would you consider living anywhere else?

Lee's Summit native Renee Amey of RE/MAX Elite brings more than a decade of experience to the home buying and selling arena and has truly found her niche assisting homeowners in discovering their dream homes in the lake communities of Lee's Summit.

Along with team members Melissa Hoffman and Angie Minor, who is Amey's sister, Amey brings a decided passion to what she does. After all, the lake lifestyle is not only in her heart but in her blood.

"I grew up in Lakewood," this award-winning Realtor and Lake Winnebago resident said. "So I understand that when it comes to the homes of these communities, we are not selling just houses but instead are catering to a lifestyle."

Although she assists clients all over the metro area and also specializes in acreage, Amey is

the consummate expert in the five Lee's Summit lake communities, which include Lotawana, Raintree, Lakewood, Winnebago and Prairie Lee Lake at Woodland Shores, and she understands what her clients want when it comes to finding that perfect home.

"Every home and every community has something distinctly unique about it," she noted.

Similarly, every family has something unique about it as well, and bringing the two harmoniously together is what Amey is all about.

"I love the lake lifestyle," she said, referencing the many activities that appeal to the outdoor, water-loving enthusiast. "Each lake community offers a variety of amenities and is unique in and of itself. Depending on the community, residents can enjoy water skiing, wake boarding, sailing, golfing, clubhouses, yacht clubs, fine dining and more. We take the time to find out what matters to our clients and match them with the perfect community. We are a source of information for them."

The many differences in all of the surrounding Kansas City lake communities is succinctly compared in Amey's "Lake

SEE RENEE AMEY/ PAGE-E2

Heritage Manor in Olathe

New homes in fitness-first community by Rodrock Development loaded with extras

Information provided by **Rodrock Development**

Heritage Manor, the Rodrock Development community at 165th Street and Mur-len Road in Olathe, has new two-story and reverse 1½-story homes ready for touring, and additional new plans underway.

Homes in Heritage Manor feature four bedrooms, 2½ to 3½ bathrooms and three-car garages. Home prices range from the upper \$200,000s to the mid-\$300,000s.

Homes by Hilmann Home Building, Reilly Homes, Rockwood Homes and Sallee Homes offer move-in availability ranging from 30 to 90 days. Homes by Gabriel Homes and a brand new plan by Doyle Custom Homes are at foundation stage. In addition, Chris George Homes currently has three custom build jobs underway.



| Submitted photo

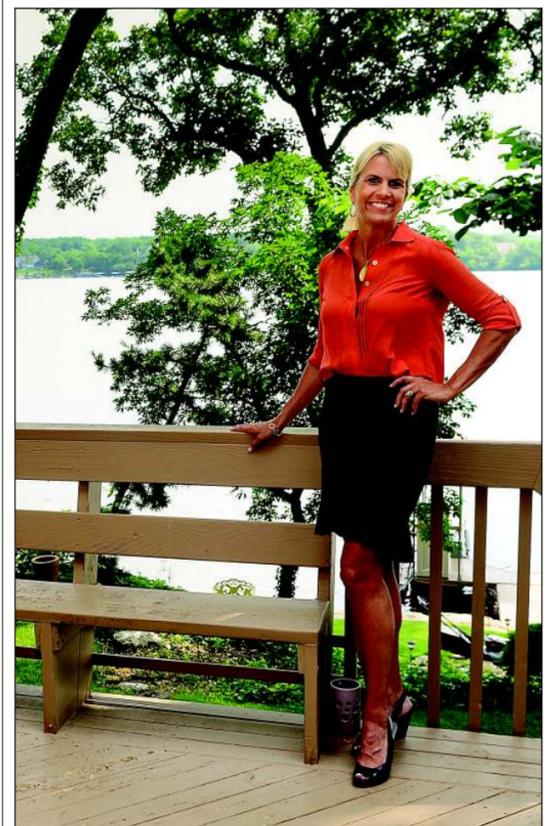
Heritage Manor has new two-story and reverse 1½ story homes ready for touring, and even more underway.

"This is an outdoor lover's community, offering amenities uncommon in this price range" said Darol Rodrock, founder and

owner of Rodrock Development. Included are acres of parkland, 24-hour access to the 3,300-square-foot two-level

clubhouse with state-of-the-art fitness facilities, swimming

SEE HERITAGE MANOR / PAGE-E6



Rebecca Sharp | Special to The Star

Renee Amey and her RE/MAX Elite team, which includes her sister, Angie Minor, and Melissa Hoffman, specialize in selling lake properties in Lee's Summit.

Shores and Lakeside at Chapman Farms

Sister communities experiencing building boom

Information provided by **The Rob Ellerman Team**

The success of eastern Jackson County sister communities The Shores at Chapman Farms and Lakeside at Chapman Farms has created a building boom, with numerous homes under construction by exclusive builder Summit Custom Homes.

The last 10 homes are under construction in the first phase of Lakeside at Chapman Farms and are currently available to purchase. The second phase of 41 home sites will soon be available.

"The inventory homes have various completion dates, with some available as early as the

beginning of July through August and others available within six months, said Jill Murphy, with The Rob Ellerman Team of Reece & Nichols Realtors, who markets the communities with Patty McDole.

Depending on the homes selected, buyers still have time to choose décor to personalize their new home. Prices range from the upper \$200,000s to the low \$300,000s in Lakeside. Lakeside's sister community, The Shores, opened at the beginning of the year and already has several homes under construction, including four build jobs and five inventory homes.

Homes in The Shores have at

least 2,400 square feet of living space and some lot sizes are a quarter acre or more. All will accommodate at least four bedrooms and three-car garages, many offering a fifth bedroom on the main floor, perfect for an office, guest room, play or hobby room. Pricing begins in the \$300,000s.

The variety of lots available in The Shores include lakefront, walkouts, cul-de-sac, daylight and flat. The Shores has a total of 48 home sites with several already reserved.

"The lakefront lots are going fast," Murphy said. "Nowhere else in Lee's Summit do you find a lake view at this price point."

Award-winning builder Sum-

mit Custom Homes is the primary reason for the success of these two communities, Murphy said.

"We had a great year in 2012 and 2013 promises to be even better," she said. "People are selling their existing homes quickly now and it is creating a shortage of new-home inventory. Summit is working as fast as possible to fill that need while still providing the quality, energy-efficient homes for which it is known."

Standard features in Summit's homes include custom alder cabinetry; oil-rubbed bronze door knobs, pulls, shower and light fixtures; stained vanity cabinets with granite



Rebecca Sharp | Special to The Star

The Shores at Chapman Farms and Lakeside at Chapman Farms are experiencing a building boom, with numerous homes under construction by exclusive builder Summit Custom Homes.

bathroom counter tops and under-mount sinks; tiled floors in all bathrooms and showers; hand-scraped 5-inch wide plank

wood floors in all traffic areas including entry, kitchen, breakfast room, mudroom and powder

SEE SHORES/ PAGE-E3