

## BUILDER PROFILE

### GEMCRAFT HOMES CONTINUES TO GROW NEAR THE BEACH

#### RESORT-STYLE COMMUNITIES IN DELAWARE PROVIDE MANY OPTIONS FOR HOMEBUYERS

By Gregory J. Alexander  
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Summer may be winding down, but many Marylanders still have the beach on their mind, especially with the Labor Day weekend just around the corner. There's no better time to head to the beach than now – before school starts back up, kids' sports schedules dominate the weekends and while temperatures are still warm.

While some Marylanders prefer Ocean City, Md., many opt for Delaware's quieter beaches and small town charm – and not just for travel, as many homebuyers have purchased a vacation home or primary home in Delaware due to the numerous tax advantages. (Also why Delaware's status as a "tax haven" has drawn more than 50 percent of all publicly-traded companies in the United States, including more than 60 percent of the Fortune 500, to "The First State" for their legal home, according to the State of Delaware.)

In addition, the numerous resort-style communities in Delaware offer endless options – from being right by the beach or purchasing a home in a small historic town near the beach. Gemcraft Homes has more than a dozen communities in Delaware, including these three, all moments from the beach.

#### New villa homes at great price point

Located just two miles from Bethany Beach, Del., the Preserve at Jefferson Creek's townhomes and single-family homes have been a strong draw for homebuyers due to the ideal setting, gorgeous homes and proximity to the beach, restaurants, shops and golf courses. Now, Gemcraft Homes has unveiled a new villa townhome line to the picturesque community, offering homebuyers even more housing options.

"Gemcraft Homes has just introduced



four new villa home styles that feature three bedrooms, two full baths, a one-car garage, and two of the four home styles have a first-floor master bedroom available," says Della Keyes, vice president and division manager for Gemcraft Homes' South Division. "The four home styles are the Windsor, Kensington, Chaucer and the Ruxton, which also has a dynamic open foyer and grand living space. These villa homes are affordably priced from \$229,990. The superb price point and ideal location says it all," says Keyes, adding that Gemcraft is also celebrating the grand opening of the models this month.

All the homes at the Preserve at Jefferson Creek fall under a condominium umbrella, says Keyes, allowing homeowners the peace of mind that all grounds are maintained, fertilized and irrigated, including yards. "Best of all, it's a beautiful, unique looking community. We used pastel colors for the homes to get that Key West, beach feel," says Keyes, who adds that the community will feature a clubhouse and swimming pool. "We're still in the beginning stages for this community, so now is the time to buy when the prices are low."

Keyes notes that the townhomes – called "Bethany" – are 24 feet wide with two-car garages. "We have three different floorplans, a choice of elevations, and the townhomes have screened-in porches with a deck off the

living area, as well as a deck off the master suite. Some townhomes even have a double deck off the front of the home. The three-bedroom, 2 1/2-bath townhomes also tout a gourmet kitchen."

Meanwhile, Keyes notes, the single-family homes sport six different layouts. "We have ranch styles, two-story homes with a first-floor master suite and two-story homes where all bedrooms are upstairs. We can accommodate all lifestyles." The single-family homes range from three to five bedrooms, and all have screened-in porches.

Prices at the Preserve at Jefferson Creek start in the low \$300s. For more information, call Heather Lemley at 302-539-1632.

#### Small community, big homes

Imagine living close to the beach in a quaint setting. Now imagine having a single-family home near the beach for less than \$200,000. Sound crazy? Well, you can have all of this in the popular new community of Barklay Estates in Selbyville, Del., located in Sussex County. Gemcraft Homes' small, quaint community of Barklay Estates has only 51 lots, and only eight homes remain available for purchase, a testament to the popularity of this single-family community.

"The opportunity to buy a single-family home near the beach for \$199,990 is incredible," says Keyes. Keyes notes that single-level, first-floor master and two-story homes

are available. "Barklay Estates is an affordable location, whether it's your first home or your last. It's centrally located near Fenwick Island, Bethany Beach, Del., and Ocean City, Md. You're only minutes from the beach, shops, restaurants, golf courses and ample recreational opportunities. And, Selbyville is a very quaint, historic town that has antique shops and quiet living."

Due to Delaware's low property taxes and lack of sales tax, residents of neighboring states are giving Barklay Estates a look, says Keyes. "Selbyville is the first little town you hit when you cross into Delaware from Maryland. We are drawing homebuyers from Ocean City and Ocean Pines due to the low cost of living, tax-free shopping and the tax benefits of being a Delaware resident. You are centrally located to everything, and you get more home for your money. It's the perfect location for year-round living or if you are looking for that affordable beach resort for a vacation home," Keyes says.

For more information on Barklay Estates, call Charlie O'Brien at 302-436-3299.

#### Tranquil, gorgeous setting

Conveniently located off of Route 24 in Millsboro, Del., within minutes of Route 1, Lewes, Del., and Rehoboth Beach, Del., is Stonewater Creek, a community of single-family homes from the low \$200s. "What makes these homes especially unique are the large home sites. These spacious single-family homes have 1/2-acre and 3/4-acre home sites," says Keyes. And, just like with Barklay Estates, homebuyers can choose from single-level living, a first-floor master suite or a two-story home. "We have a variety of floor plans to meet everyone's needs," says Keyes. "It's a wonderful community of year-round residents as well those who want a getaway at the beach."

Keyes says that one of the other selling points of Stonewater Creek is the setting. "It's a very attractive community with a beautiful monument at the entrance, a number of ponds and wooded home sites as well. Also, the community boasts a pool, clubhouse and tennis courts, giving homeowners recreational opportunities right in their own community. Plus, you're just minutes away from Lewes and Rehoboth beaches, outlet shopping, great restaurants and golf courses."

For more information on Stonewater Creek, call Cindy Manry at 302-945-9024.

For more information on any Gemcraft community, visit [www.gemcrafthomes.com](http://www.gemcrafthomes.com).