

D·R·HORTON®
America's Builder

Welcome Home to Bellemead Landing



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You're Going to Like it Here

Your Dream Home Awaits

Discover Augusta's best-kept secret: Bellemeade Landing! As the most affordable new single-family home community in Richmond County, this is the smart investment you've been waiting for. Built by DR Horton, these homes are designed for modern life with wide-open layouts and stylish, all-electric kitchens featuring granite countertops and stainless steel appliances.

The real magic is the location. You're just minutes from Fort Eisenhower and Downtown Augusta's entertainment district, yet you'll come home to a peaceful community that feels like your own private, tucked-away oasis. It's the perfect blend of connection and tranquility. Experience the quality construction and exceptional lifestyle of Bellemeade Landing – your ideal Augusta address awaits. Visit our decorated model home daily and see what the excitement is all about!



Community Map



Experience More for Less

Quality Meets Affordability

When you choose Bellemeade Landing, you're not just buying a home; you're investing in the legacy of DR Horton, "America's Builder." For over four decades, DR Horton has been committed to delivering quality and affordability across the country. This dedication has earned them the trust of more homebuyers than any other builder in the nation, making them the largest homebuilder by volume in the United States since 2002.

This extensive experience is poured into every home at Bellemeade Landing. The DR Horton difference lies in their meticulous attention to detail and unwavering commitment to quality construction. This focus on excellence ensures a superior home that is not only stylish and modern but also built to last.

Choosing a home in Bellemeade Landing means choosing a foundation of quality from a builder that has defined the American homeownership dream for millions.



Standard Features



Blinds Throughout



Granite Countertops



Fully Electric



Whirlpool Appliance Package



Open-Concept Layouts



Deako Smart-Ready Lighting Package



Smart Home System



Home Warranty



Large FLAT Lots Available



Exterior Gutters

Your PCS Partner

Bellemeade Landing Should be Your #1 Choice!



Say goodbye to long, frustrating commutes! Bellemeade Landing is conveniently located just 4.8 miles from the gates of Fort Eisenhower. That translates to a breezy 12-minute drive, giving you more time for what truly matters – family, relaxation, and exploring your new surroundings. Imagine less time stuck in traffic and more time enjoying your beautiful new home and community!

Navigating the world of VA loans can feel overwhelming, but not at Bellemeade Landing! Our trusted in-house lender, DHI Mortgage, boasts a team with extensive knowledge and know-how specifically when it comes to serving our military heroes. They'll guide you through the process with ease, ensuring a smooth and stress-free path to homeownership. Their expertise in VA loans means you'll be in the best hands!



We appreciate your service, and we want to make your move even easier on your wallet! Through our fantastic Main Street Stars promotion, DR Horton is thrilled to offer up to \$1,000 in closing cost assistance exclusively for military members purchasing a new home in Bellemeade Landing. That's extra cash in your pocket to help with moving expenses or to make your new house feel even more like home!

Military life is full of change, and your home should provide security and flexibility. At Bellemeade Landing, you're not just buying a home; you're securing a versatile financial asset. With no rental restrictions, you have the freedom to turn your home into a source of passive income and gain peace of mind if you receive new orders. It's the perfect way to build equity now, with a smart plan for the future.



Bellemeade Landing presents a powerful opportunity to turn your BAH into a long-term investment. Many of our homes feature monthly payments so affordable they can be fully covered by your BAH, making homeownership a financially smart reality. Enjoy the peace of mind of a low-maintenance, brand-new home with a quick 12-minute commute to Fort Eisenhower, all while your housing allowance works to secure your financial future.

Sullivan

3 Bedroom • 2 Bath • 1,184 sq ft



Livable Square Footage (LSF) and Total Square Footage are calculated using formula set forth by American National Standards Institute (ANSI). Total Square Footage combines LSF plus unconditioned space of garage. Heated Square Footage (HSF) is calculated by the overall house envelope of conditioned space. All figures are approximate. These images are artists' renderings and are for reference only; actual construction including materials and floor plans may vary per community. We reserve the right to change plans, features, specifications and options without notice or obligation. See sales agent for complete details. ©2017 D.R. Horton, Inc.

Calloway 3

3 Bedroom • 2 Bath • 1,256 sq ft



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Ansley

3 Bedroom • 2.5 Bath • 1,663 sq ft



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DHI Mortgage

More than Just a Lender

Finding the right mortgage lender is a crucial step in the home buying journey. **DHI Mortgage** is more than just a lender; they're a partner dedicated to helping you find the perfect mortgage solution for your needs. As part of the DR Horton family, they have a deep understanding of the home buying process and are committed to making it as smooth and stress-free as possible.

- **Diverse Loan Options:** From conventional to government-backed loans, DHI Mortgage provides a wide range of programs to fit different needs.
- **Expert Guidance:** Their experienced Loan Originators offer personalized support and help you navigate the mortgage process with confidence.
- **Streamlined Process:** Benefit from the close collaboration between DHI Mortgage and Bellemeade Landing for a more efficient and coordinated home buying experience.
- **Helpful Resources:** Access educational tools and information to better understand your financing options.

Augusta

Branch NMLS #1679072

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Mike Ritz

Branch Manager/Supervisor, NMLS
#262664

Scan the QR code below to start your
loan application NOW!



DR Horton Process

- 1 Select your perfect new home
- 2 Get loan ready - obtain your prequal letter
- 3 Sign and submit your contract
- 4 Pay your earnest money deposit
- 5 Receive regular construction updates
- 6 Closing date is scheduled
- 7 Homeowner orientation walkthrough
- 8 Close the deal
- 9 Welcome to your brand new home!

Community FAQs

Does Bellemeade Landing have an HOA?

The annual HOA fee at Bellemeade Landing is only \$350, which breaks down to less than \$30 per month. This incredibly low fee covers the professional management and maintenance of all common areas, ensuring the community always looks its best and protecting your property value.

Can I customize my home or choose different finishes?

To ensure the highest quality and deliver our homes at such an unbeatable price point, DR Horton's professional designers have curated a selection of stylish, modern finish packages. This streamlined process eliminates decision fatigue and ensures that every home is beautifully and cohesively designed from day one.

What kind of home warranty is included?

Your investment is protected by DR Horton's comprehensive home warranty, a cornerstone of our commitment to quality. This includes a 1-year workmanship warranty, a 2-year systems warranty, and a 10-year structural warranty, giving you ultimate peace of mind.

What is the first step to buying a home in Bellemeade Landing?

The first step is to get pre-approved with a lender. This will give you a clear understanding of your budget. Our team at DHI Mortgage can assist you with this quickly and easily. Once you are pre-approved, you can select your perfect plan, and secure your new home!

What is the Deako Lighting Package?

Your home features a Deako plug-and-play lighting system. It comes standard with simple rocker switches, but the modular design gives you the freedom to upgrade to smart switches or dimmers yourself in seconds. This puts you in control of your home's technology, no electrician required!

Who are the utility providers for Bellemeade Landing?

- Electricity: Georgia Power
- Water & Sewer: Augusta Utilities
- Internet/Cable: Xfinity (Comcast) and AT&T are popular choices in the area.
- Trash: Provided by Richmond County
- We always recommend buyers verify providers and services for their specific address.

What are the local school options?

Richmond County empowers parents with school choice, a unique benefit that provides incredible flexibility for your child's education. This program allows you to apply for pathways to Magnet Schools, Charter Schools, and Public School Transfers (based on available space), giving you the power to find the perfect academic environment for your family.

Do I have to use DHI Mortgage as my lender?

No, you are not required to use DHI Mortgage. Our top priority is that you secure the best financial deal for your family, even if that's with an outside lender. However, most buyers find that our in-house lender, DHI Mortgage, offers a package that's hard to beat. This is because they can provide exclusive incentives, such as significant closing cost assistance, and our integrated teams work together to ensure a remarkably smooth, on-time closing.

Will the deal be affected if I'm working with my own real estate agent?

Absolutely not! We love our local co-brokers and highly value their partnership. The price of your new home will be exactly the same whether you are represented by an agent or work directly with us. We are always happy to partner with your agent, and we view them as a key part of the team working together to get you into your new home as smoothly as possible.