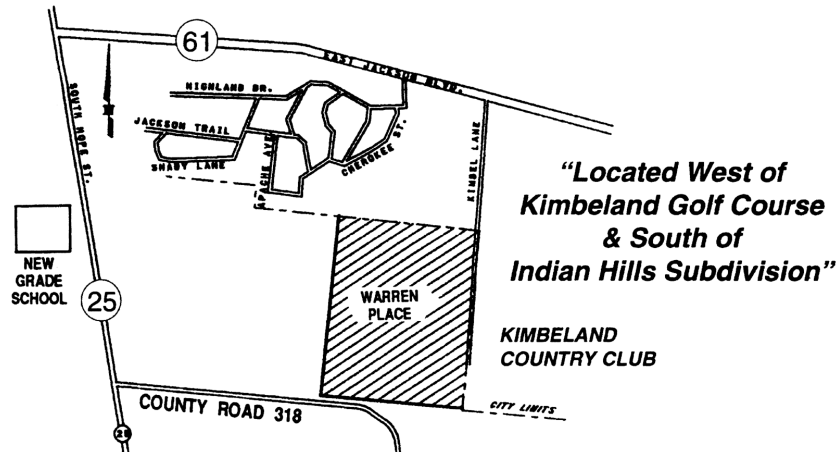




WARREN PLACE

...a residential development



WARREN PLACE FEATURES:

- ALL CITY UTILITIES AND SERVICES
- 9-ACRE LAKE WITH 24 LAKESIDE LOTS
- 170 TOTAL LOTS (90 LOTS IN PHASE I)
- CONCRETE STREETS
- PROTECTIVE BUILDING COVENANTS
- EXCELLENT ACCESS TO EVERYWHERE
- JACKSON SCHOOL DISTRICT

BUILDER, REALTOR & INDIVIDUAL INQUIRIES WELCOME!



Lorimont Place Ltd.

Commercial Real Estate & Development

TOM KELSEY, Broker

276 S. Mount Auburn Road • Cape Girardeau, MO 63703

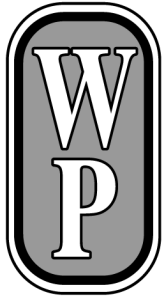
Phone: 573-334-5200 • Fax: 573-332-5697

email: tkelsey@lorimont.com • website: www.lorimont.com

COMMERCIAL
Real Estate



REALTOR®



WARREN PLACE

...a residential development

Warren Place Development Fact Sheet

Development Size:	Total: 170 Lots on 132 Acres Phase 1: 90 Lots on 67 Acres
Location:	Jackson, Missouri Off Highway 61 East on Kimbel Lane West of Kimbeland Country Club East of Highway 25 South North of County Road 318 South of Indian Hills Subdivision
Amenities:	9 Acre Lake with Lakeside Sites Available All Underground City Utilities Restricted to only Single Family Homes Protective Building Covenants 30' Wide Concrete Streets Various Sized Lots with All City Services Located Near Wal-Mart Supercenter Close to new Jackson Grade School Handy to Highway 61, I-55 & Highway 25
Schools:	Jackson School District R-2
Lot Sizes:	Minimum Lot: 16,159 SF (.37 Acre) Maximum Lot: 61,453 SF (1.41 Acres) Average Lot: 27,500 SF (.63 Acre)
Lot Price Range:	\$29,900 to \$76,900
Minimum Home Sizes:	1,600 SF on one level or 1,800 multi-level. Some lots require minimum 2,300 SF one level or 2,400 SF multi-level homes.
Developer:	Warren Place, LLC Lorimont Place, Ltd. Contact: Tom Kelsey, Broker (573/334-5200) tkelsey@lorimont.com; www.lorimont.com

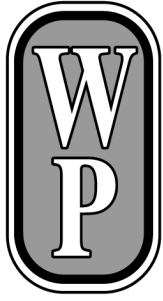


WARREN PLACE

...a residential development

Lot Prices for Warren Place Subdivision Phase 1—Jackson, MO

Lot #	Price	Sq. Ft. Sz.	Location	Lot Type
1	\$39,900	26,309	Easton Dr.	A
2	\$39,900	24,259	Easton Dr	A
3	\$39,900	24,414	Easton Dr	A
4	\$42,500	25,001	Easton Dr. & Mohawk (corner)	A
5	\$44,900	24,597	Easton Dr. & Mohawk (corner)	A
6	\$39,900	24,000	Easton Dr	A
7	\$39,900	24,000	Easton Dr	A
8	\$39,900	26,821	Easton Dr.	A
9	\$39,900	27,179	Masterson Dr.	A
10	\$39,900	24,000	Masterson Dr	A
11	\$39,900	24,000	Masterson Dr.	A
12	\$46,900	38,260	Masterson Dr. & Mohawk (corner)	A
13	\$44,900	25,235	Masterson Dr. & Mohawk (corner)	A
14	\$39,900	25,000	Masterson Dr.	A
15	\$39,900	24,000	Masterson Dr.	A
16	\$39,900	24,000	Masterson Dr.	A
17	\$39,900	24,345	Masterson Dr.	A
18	\$39,900	24,702	Chamberlain Dr.	A
19	\$39,900	24,000	Chamberlain Dr.	A
20	\$39,900	24,000	Chamberlain Dr.	A
21	\$39,900	25,000	Chamberlain Dr.	A
22	\$44,900	25,235	Chamberlain Dr. & Mohawk (corner)	A
23	\$39,900	28,173	Chamberlain Dr.	A
24	\$39,900	27,602	Chamberlain Dr.	A
25	\$39,900	27,602	Chamberlain Dr.	A
26	\$39,900	27,602	Chamberlain Dr.	A
27	\$44,900	30,966	Chamberlain Dr. & Mohawk (corner)	A
28	\$76,900	58,948	Mohawk St.	B
29	\$72,900	51,121	Mohawk St.	B
30	\$72,900	47,649	Mohawk St.	B
31	\$72,900	38,732	Mohawk St.	B
32	\$72,900	27,826	Mohawk St.	B
33	\$67,900	22,991	Mohawk St. & Warren Lake Dr.	B
34	\$69,900	21,691	Warren Lake Dr.	B
35	\$72,900	25,830	Warren Lake Dr.	B
36	\$72,900	27,654	Warren Lake Dr.	B

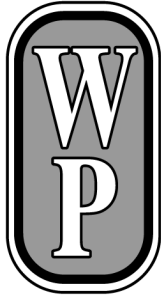


WARREN PLACE

...a residential development

Lot Prices for Warren Place Subdivision Phase 1—Jackson, MO

Lot #	Price	Sq. Ft. Size	Location	Lot Type
37	\$72,900	30,918	Warren Lake Dr.	B
38	\$72,900	28,986	Warren Lake Dr.	B
39	\$72,900	30,360	Warren Lake Dr.	B
40	\$72,900	38,449	Warren Lake Dr.	B
41	\$72,900	56,656	Warren Lake Dr.	B
42	\$72,900	61,453	Warren Lake Dr.	B
43	\$69,900	59,814	Warren Lake Dr.	B
44	\$72,900	36,866	Warren Lake Dr. & Kimbel Lane Dr. (corner)	B
45	\$39,900	29,000	Kimbel Lane Dr.	A
46	\$39,900	29,000	Kimbel Lane Dr.	A
47	\$39,900	29,000	Kimbel Lane Dr.	A
48	\$39,900	29,000	Kimbel Lane Dr.	A
49	\$39,900	24,000	Kimbel Lane Dr.	A
50	\$39,000	24,000	Kimbel Lane Dr.	A
51	\$29,900	36,000	Kimbel Lane Dr.	A
52	\$39,900	33,879	Kimbel Lane Dr.	A
53	\$34,900	24,048	Kimbel Lane Dr.	A
54	\$42,900	30,911	Kimbel Lane Dr.	A
55	\$34,900	20,798	Kimbel Lane Dr.	A
56	\$39,900	24,000	Kimbel Lane Dr.	A
57	\$39,900	24,000	Kimbel Lane Dr.	A
58	\$39,900	24,000	Kimbel Lane Dr.	A
59	\$39,900	27,000	Kimbel Lane Dr.	A
60	\$39,900	27,000	Kimbel Lane Dr.	A
61	\$39,900	27,000	Kimbel Lane Dr.	A
62	\$44,900	29,397	Kimbel Lane Dr. & Warren Lake Dr. (corner)	B
63	\$57,900	28,616	Warren Lake Dr.	B
64	\$55,900	20,774	Warren Lake Dr.	B
65	\$55,900	23,588	Warren Lake Dr.	B
66	\$55,900	23,559	Warren Lake Dr.	B
67	\$55,900	23,559	Warren Lake Dr.	B
68	\$55,900	23,473	Warren Lake Dr. & Chimney Spring Ct.	B
69	\$46,900	20,914	Chimney Spring Ct. & Ashley Trace Ct.	A
70	\$44,900	16,727	Ashley Trace Ct.	A
71	\$42,900	20,682	Ashley Trace Ct.	A
72	\$42,900	26,102	Ashley Trace Ct.	A



WARREN PLACE

...a residential development

Lot Prices for Warren Place Subdivision Phase 1—Jackson, MO

Lot #	Price	Sq. Ft. Sz.	Location	Lot Type
73	\$39,900	16,159	AshleyTrace Ct	A
74	\$42,900	19,518	Ashley Trace Ct. & Chimney Spring Ct. (corner)	A
75	\$42,900	15,058	Chimney Spring Ct.	A
76	\$42,900	19,230	Chimney Spring Ct.	A
77	\$42,900	19,276	Chimney Spring Ct.	A
78	\$46,900	27,414	Chimney Spring Ct.	A
79	\$46,900	21,356	Chimney Spring Ct.	A
80	\$55,900	25,752	Chimney Spring & Meadow Ct. (corner)	A
81	\$52,900	23,874	Meadow Ct	A
82	\$42,900	20,810	Meadow Ct.	A
83	\$47,900	38,805	Meadow Ct.	A
84	\$44,900	24,915	Meadow Ct.	A
85	\$59,900	29,486	Meadow Ct. & Chimney Spring (corner)	B
86	\$55,900	19,994	Warren Lake Dr.	B
87	\$55,900	26,693	Warren Lake Dr.	B
88	\$55,900	21,749	Warren Lake Dr.	B
89	\$57,900	24,196	Warren Lake Dr. & Mohawk St. (corner)	B
90	\$39,900	36,739	Mohawk St.	A

*Note: "A" lots require dwelling to be minimum 1,600 SF (if single story) or 1,800 SF if more than one story.
"B" lots require dwelling to be minimum 2,300 SF (if single story) or 2,500 SF if more than one story.
Please consult Subdivision Restrictions for exact specifications and requirements.

Note: Information contained herein deemed reliable but not guaranteed.
Owner reserves the right to make any adjustments in information including pricing without prior notice.

Development and sales by...

Lorimont Place Ltd.
Commercial Real Estate & Development

TOM KELSEY, Broker
276 S. Mount Auburn Road • Cape Girardeau, MO 63703
Phone: 573-334-5200 • Fax: 573-332-5697
email: tkelsey@lorimont.com • website: www.lorimont.com



COMMERCIAL
Real Estate



REALTOR®