



News

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FOR IMMEDIATE RELEASE

Stonelake Ranch announces release of 13 estate homesites

TAMPA, FLA. – With interest from high-end home buyers showing signs of life in recent months, the developers of Stonelake Ranch, the gated community of estate homes on Lake Thonotosassa in eastern Hillsborough County, have released for sale an additional 13 estate-sized homesites.

According to the community's sales manager, John Powell, the homesites range in size from two to 18.3 acres. As such, owners can build private residential compounds – not just homes – with main houses, guest cottages, gazebos and much more ... all on one homesite.

Pricing for a home and homesite in this new 60-acre phase is expected to range from about \$500,000 to more than \$5 million including homesite. The homesites are priced from \$245,000 to \$1.275 million.

Residences in Stonelake Ranch must contain at least 3,500 square feet of living space if built on the water, while homes off the water can provide no less than 3,000 square feet of living space. All designs must meet standards set by an architectural review committee.

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NEW PHASE AT STONELAKE RANCH – ADD 1

Stonelake Ranch is a 685-acre community of just 160 executive and estate homes. Ranging in size from 1.5 to nearly 19 acres, homesites were designed to retain the natural character of this former Florida ranch.

More than a third of Stonelake Ranch's homesites border the 900-acre lake – Hillsborough County's largest – providing 10,000 feet of lakefront, sweeping water views as well as an island bird sanctuary. Residents can sail or ski from the community's boat ramp, then return to Stonelake Ranch's lakeside community lodge with a large deck, fishing dock and common areas for gatherings and special events.

The rolling hills in Stonelake Ranch include several of Hillsborough County's highest points ... some rising 80 feet above sea level. This, of course, provides expansive, unobstructed views of surrounding countryside, a rarity in this part of Florida.

This community also features stands of oaks as well as large magnolia and hickory trees. This setting is augmented by community landscaping that incorporates only native, drought-resistant plants, flowers and trees.

Stonelake Ranch is being developed by Charles Funk and Jeff Meehan, who also created the highly successful community of Arbor Greene in the New Tampa area of Hillsborough County.

To reach Stonelake Ranch from Tampa, take Interstate 4 east and travel past Interstate 75 to the McIntosh Road exit. Turn left (north) on McIntosh, and drive two miles to Thonotosassa Road. Turn left and go about one mile to the community entrance on the right. If coming from I-75, exit at I-4 and drive east to the McIntosh Road exit.

The Stonelake Ranch welcome center is open 10 a.m.-5 p.m. Monday-Saturday and noon-5 p.m. on Sunday. For more information about the community call (813) 986-0062 or visit www.stonelakeranch.com.