

## CURRENT PROJECT – CHISAGO CITY:

2018 – 2022

GREEN LAKE VILLAS CHISAGO CITY, MN

ACRES: 10

UNITS: 34

[www.greenlakevillas.com](http://www.greenlakevillas.com)

RETAIL = \$17M

### SCOPE OF PROJECT:

Purchase land from School District, Sketch Plan, City Workshop & Council Meetings, Entitlements, Raise Private Equity, Secure Bank Financing, Development Improvements, Create HOA, Select Builders, Create Builder Documents, Sell Lots, Manage Builder Group, List and Sell builders' finished homes.

### NARRATIVE:

After a year of effort, we obtained an accepted offer from ISD#2144 to purchase the Lakeside Elementary School site, 10 acres on Green Lake with almost 1,000' of lakeshore. As of this writing there are about 1/3 of the homes sold to end-buyers, with 95% of the lots sold to builders.



- 35 Total Lots/Homes
- 11 Lakeshore Lots – private dock & boat lifts
- Dedicated Boat Slips for non-lakeshore owners
- Community Park, Dock, Picnic Area, BBQ
- All homes are Detached Townhomes
- \$365,500 - \$900,000

PLAT MAP & HOME BUILDERS



### LOT TYPES

#	Type	Price Range
12	Cornered Frontage C	Packages: \$208,000 - \$408,000
9	Cornered Frontage B-Bay	Packages: \$408,000 - \$508,000
9	Cornered Frontage A-Lake	Packages: \$708,000 - \$908,000
2	Upper Deck Villa	Packages: \$808,000 & up
3	Cornered Frontage Lakeview	Packages: \$608,000+
35	PARK	Deck, Boat Slips, Picnic Table, G-B

HIGH POINTE GROUP  
www.highpointgroup.com

GREEN LAKE VILLAS .COM  
March 12, 2022

