



# CHAMBERS CREEK

Looking for answers to frequently asked questions? You've come to the right place!  
Our new home FAQs include a little bit of something on everything you need to know about Chambers Creek.

## COMMUNITY

### What is a master planned community?

A master planned community is a large-scale residential community that, in addition to a wide range of new home products, prices, and styles, includes an array of recreational amenities that enrich the lives of its residents.

### What is a 55+ or Active Adult master planned community?

It's a large-scale residential community featuring homes and amenities that are designed specifically for the wants and needs of homebuyers 55 years of age or better.

### Where is Chambers Creek located?

Chambers Creek's official address is in Willis, Texas, but as you'll discover, we are a destination all our own! Our community is conveniently situated just off I-45 with easy access to Conroe (less than 10 miles away) and The Woodlands (approximately 20 miles away). That means everyday conveniences are all a short drive from your new front door. Journey 45 minutes to the south to Houston's employment districts, medical center (one of the biggest in the world), entertainment venues, sporting arenas, and world-class museums, dining, and shopping. And for travelers, George Bush International Airport is less than an hour away.

### Who is the developer?

Chambers Creek is the vision of Caldwell Communities, an award-winning developer with a team passionate about creating one-of-a-kind communities with amenities that enrich the lives of residents. At Chambers Creek, Caldwell is combining years of experience with a solid understanding of how the Active Adult home buyer likes to live, and play. The goal? To deliver the very best 55+ master planned community in the state!

### How big is Chambers Creek?

Everything is bigger in Texas, right? Chambers Creek included! Our community is nestled into 1,100 acres of an unexpectedly lush landscape that we like to call Houston's Hill Country. Upon completion, this community will include an exciting variety of amenities and more than 3,000 new homes. That's a lot of neighbors, and just as many good friends.

### What are the amenities?

To be honest it would be quicker to list what amenities we don't have! With Chambers Creek's diverse amenity offerings, there is something fun and exciting for everyone, every day.

#### Lehman Park & Golf Course

- Golf course
- Putting course
- Future driving range
- Vineyard
- Lavender field
- Stocked fishing lakes

#### Shoreline Park Marina

- Trails
- Boat slips and private boat launch
- Lake Conroe

#### The Summit Amenity Center

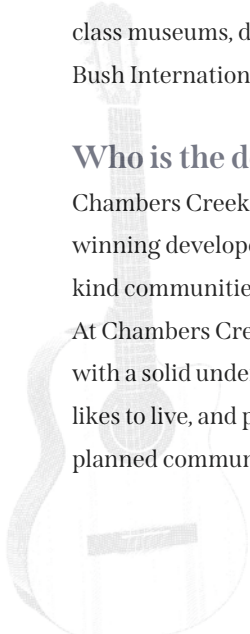
- Social and Wellness Center
- Pickleball & tennis
- Resort-Style pool
- Grill

#### The Grove Amenity Center

- Chapel
- Creative workshop
- Community garden

#### Outdoor Fun

- The Preserve
- Trails
- Lakes
- Dog park





# CHAMBERS CREEK

## HOMES

### What is the price range for homes at Chambers Creek?

New construction and move-in ready homes here start from the low \$300's to over \$1M+.

### How many total homes will there be?

Chambers Creek will build more than 3,000 homes upon completion.

### Who are the homebuilders?

We have partnered with eight esteemed active adult builders:

- Beazer Homes
- Brickland Custom Homes
- Caldwell Homes
- Coventry Homes
- Del Webb
- Jamestown Estate Homes
- Partners in Building
- William David Homes

## RESIDENT INFORMATION

### Who are the utility providers?

- MUD #100 – Trash, Water & Sewer
- Entergy – Electric
- Centerpoint- Gas
- Wellcom – Fiber Internet (Note: There is no cable. It's either a streaming service through Wellcom or a satellite provider as chosen by the homeowner.)

### How do I reserve a boat slip at the marina?

Once you are under contract on your home, you will have the opportunity to be added to the waitlist. You are given first priority and will be contacted when we open up the slips for rent.

