



# MAXIA HOMES

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RHETT'S RIDGE | APOPKA, FL



# WELCOME TO RHETT'S RIDGE



At Maxia Homes, as your homeownership coach, we understand that finding the right home is more than just the property, it's about building a life. Rhett's Ridge is a community that provides all the comforts and support required to create a happy place, and we specialize in helping families find homes that best suit their personal needs and preferences. Let us guide you through the welcoming streets of Rhett's Ridge, where the neighborhood embraces a warm and supportive atmosphere, creating the ideal environment for families to grow. With our expertise by your side, you can discover the warmth of family living in this charming community today.

Rhett's Ridge community, located in the heart of Orange County Apopka, FL, offers warmth, happiness, peace, and comfort, creating a true paradise for families. Life here is all about togetherness, joy, and comfortable living. With spacious homes designed for growing families, surrounded by enchanting natural charm, Rhett's Ridge celebrates love, laughter, and the simple joys of life. Serene walking trails and a tot lot further enrich the community's appeal, with easy access to nearby attractions and amenities. Offering exceptional opportunities for growth and education with nearby parks and recreational spaces, exciting outdoor ventures, and a focus on security and comfort, this neighborhood is a master-planned community perfect for families with proximity to SR 441, and 429.



## **Sales Center**

407-307-3304

3084 Country Side Dr, Apopka, FL 32712

# SITE MAP

- MODELS
- 50' HOMESITES
- 75' HOMESITES



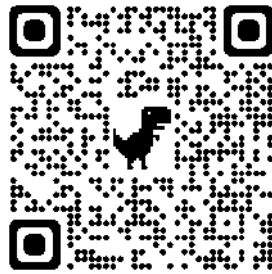


# YOUR NEW COMMUNITY

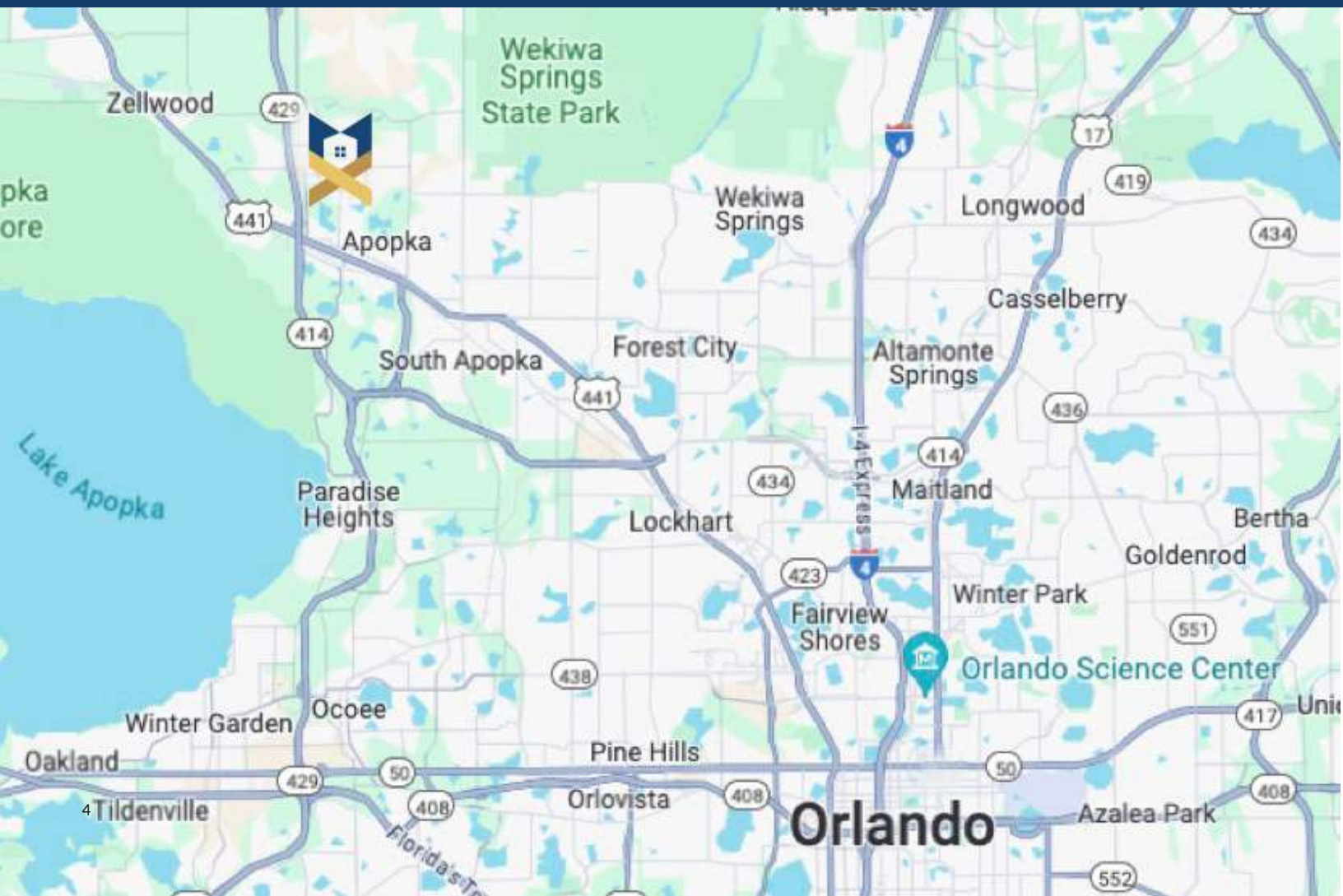
Located 1 mile north of US 441 and ½ mile east of high 429. The schools zoned for this community have consistently received high ratings. Simple community in a great location for growing families and medium-high income prospective homebuyers

## SCHOOLS

Wolf Lake Elementary  
Wolf Lake Middle  
Apopka High



SCHOOL RANKINGS





# POINTS OF INTEREST

- Mt. Dora
- Publix
- Outdoor Recreation:
  - Lake Apopka
  - Wekiwa Springs
  - Rock Springs Run
  - Magnolia Park
  - Trimble Park
- Orlando Apopka Airport
- Apopka Ampitheater



# UTILITIES

SERVICE	PROVIDER	CONTACT
CABLE TV	FISIONX	833-354-2289
ELECTRIC COMPANY	DUKE ENERGY	1-800-777-9898
GARBAGE COLLECTION	CITY OF AOPKA	407-703-1725
INTERNET	FISIONX	833-354-2289
WASTE WATER COMPANY	CITY OF AOPKA	407-703-1725
WATER COMPANY	CITY OF AOPKA	407-703-1725





# FEES & FEATURES

RHETT'S RIDGE HOA  
**\$138.00** PER MONTH

CAPITAL CONTRIBUTION FEE  
**\$100.00**

## INCLUDED FEATURES & AMENITIES

- Professional Maintenance of Association
- Professional Maintenance of Common Area Landscaping, Ponds, and Entry Features
- Community Mail Kiosk
- Tot Lot
- Walking Trails
- Streetlights
- 1.2g Upload and Download Internet Bulk Service



# COLORS

## HOME 1

1. **Body**  
SW 7004 Snowbound
2. **Secondary Body**  
SW 7670 Gray Shingle
3. **Trim**  
SW 7671 On the Rocks
4. **Accent**  
SW 6797 Jay Blue

## HOME 2

1. **Body**  
SW 6168 Moderne White
2. **Secondary Body**  
SW 7071 Gray Screen
3. **Trim**  
SW 7006 Extra White
4. **Accent**  
SW 7602 Indigo Batik

## HOME 3

1. **Body**  
SW 6168 Moderne White
2. **Secondary Body**  
SW 0055 Light French Gray
3. **Trim**  
SW 7071 Gray Screen
4. **Accent**  
SW 7602 Indigo Batik

## HOME 4

1. **Body**  
SW 7014 Eider White
2. **Secondary Body**  
SW 7017 Dorian Gray
3. **Trim**  
SW 7006 Extra White
4. **Accent - SW 2809**  
Rookwood Shutter Green

## HOME 5

1. **Body**  
SW 6168 Moderne White
2. **Secondary Body**  
SW 6079 Diverse Beige
3. **Trim**  
SW 7006 Extra White
4. **Accent**  
SW 7604 Smoky Blue

## HOME 6

1. **Body**  
SW 6077 Everyday White
2. **Secondary Body**  
SW 6004 Mink
3. **Trim**  
SW 7006 Extra White
4. **Accent**  
SW 6230 Rainstorm



# COLORS



**HOME 7**

- 1. Body**  
SW 6001 Grayish
- 2. Secondary Body**  
SW 7018 Dovetail
- 3. Trim**  
SW 7001 Marshmallow
- 4. Accent - SW 2811**  
Rookwood Blue Green



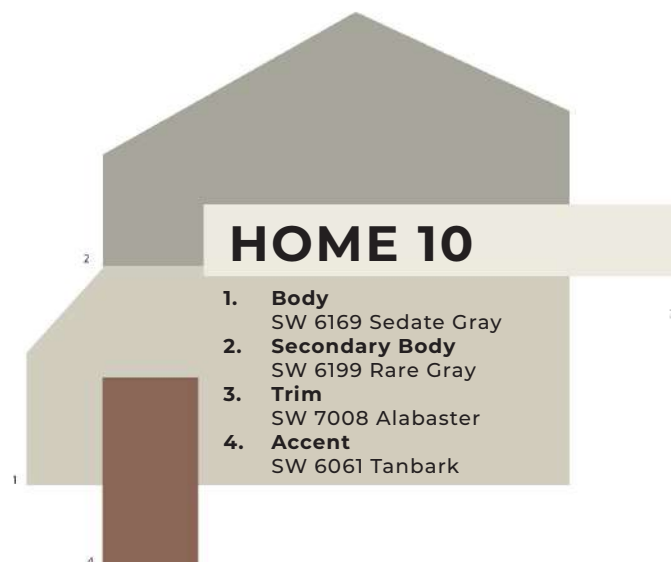
**HOME 8**

- 1. Body**  
SW 6142 Macadamia
- 2. Secondary Body**  
SW 6119 Antique White
- 3. Trim**  
SW 6158 Sawdust
- 4. Accent - SW 2809**  
Rookwood Shutter Green



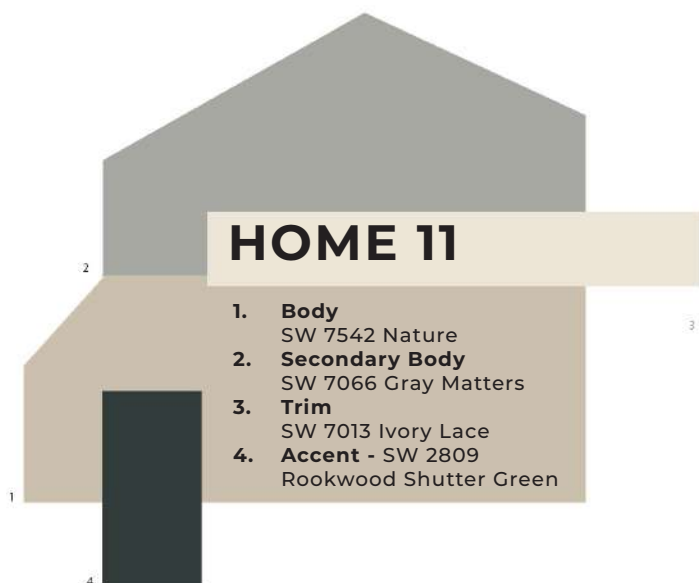
**HOME 9**

- 1. Body**  
SW 7030 Anew Gray
- 2. Secondary Body**  
SW 6128 Blonde
- 3. Trim**  
SW 6140 Moderate White
- 4. Accent**  
SW 7730 Forestwood



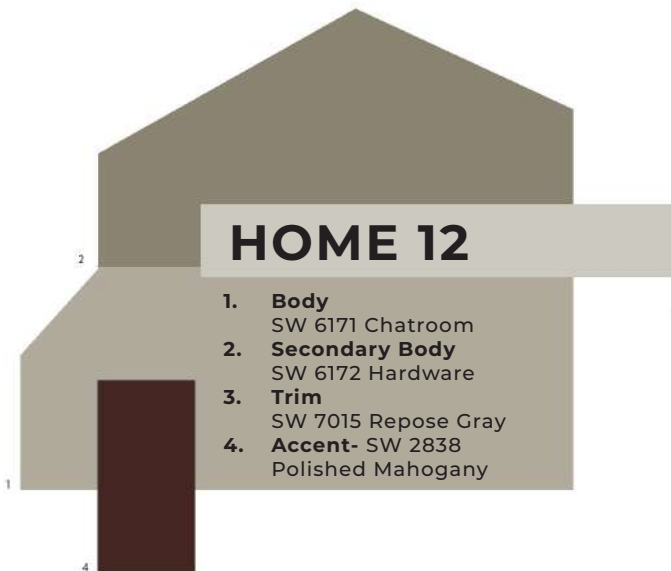
**HOME 10**

- 1. Body**  
SW 6169 Sedate Gray
- 2. Secondary Body**  
SW 6199 Rare Gray
- 3. Trim**  
SW 7008 Alabaster
- 4. Accent**  
SW 6061 Tanbark



**HOME 11**

- 1. Body**  
SW 7542 Nature
- 2. Secondary Body**  
SW 7066 Gray Matters
- 3. Trim**  
SW 7013 Ivory Lace
- 4. Accent - SW 2809**  
Rookwood Shutter Green



**HOME 12**

- 1. Body**  
SW 6171 Chatroom
- 2. Secondary Body**  
SW 6172 Hardware
- 3. Trim**  
SW 7015 Repose Gray
- 4. Accent- SW 2838**  
Polished Mahogany

# COLORS

## HOME 13

1. **Body**  
SW 7024 Functional Gray
2. **Secondary Body**  
SW 7025 Backdrop
3. **Trim**  
SW 7015 Repose Gray
4. **Accent** - SW 2838  
Polished Mahogany

## HOME 14

1. **Body**  
SW 7038 Tony Taupe
2. **Secondary Body**  
SW 7040 Smokehouse
3. **Trim**  
SW 7555 Patience
4. **Accent**  
SW 6991 Black Magic

## HOME 15

1. **Body**  
SW 6102 Portabello
2. **Secondary Body**  
SW 6101 Sands of Time
3. **Trim**  
SW 7555 Patience
4. **Accent**  
SW 6992 Inkwell

## HOME 16

1. **Body**  
SW 7016 Mindful Gray
2. **Secondary Body**  
SW 6249 Storm Cloud
3. **Trim**  
SW 7013 Ivory Lace
4. **Accent**  
SW 6258 Tricorn Black



# COLORS

## HOME 17

1. **Body**  
SW 7071 Gray Screen
2. **Secondary Body**  
SW 7073 Network Gray
3. **Trim**  
SW 7006 Extra White
4. **Accent**  
SW 7605 Gale Force

## HOME 18

1. **Body**  
SW 7616 Breezy
2. **Secondary Body**  
SW 7017 Dorian Gray
3. **Trim**  
SW 7029 Agreeable Gray
4. **Accent**  
SW 7020 Black Fox

## HOME 19

1. **Body**  
SW 7073 Network Gray
2. **Secondary Body**  
SW 7018 Dovetail
3. **Trim**  
SW 7029 Agreeable Gray
4. **Accent**  
SW 7020 Black Fox

## HOME 20

1. **Body**  
SW 7073 Network Gray
2. **Secondary Body**  
SW 2819 Downing Slate
3. **Trim**  
SW 7070 Site White
4. **Accent**  
SW 6027 Cordovan





# COLORS

## Color Package 2 E



### Kitchen Countertop

Quartz – Grey Expo \*

### Floor Tile

Mineral Cove/Stonewash Grey  
18x18 ★

### Cabinet

White  
(42" Kitchen Uppers)

### Wall Tile

Mineral Cove/Stonewash Grey  
12x12, Owners & Secondary Bath ▼

### Bathroom Countertop

Quartz – Blanco Maple\*

### Carpet

Barely There \*\*

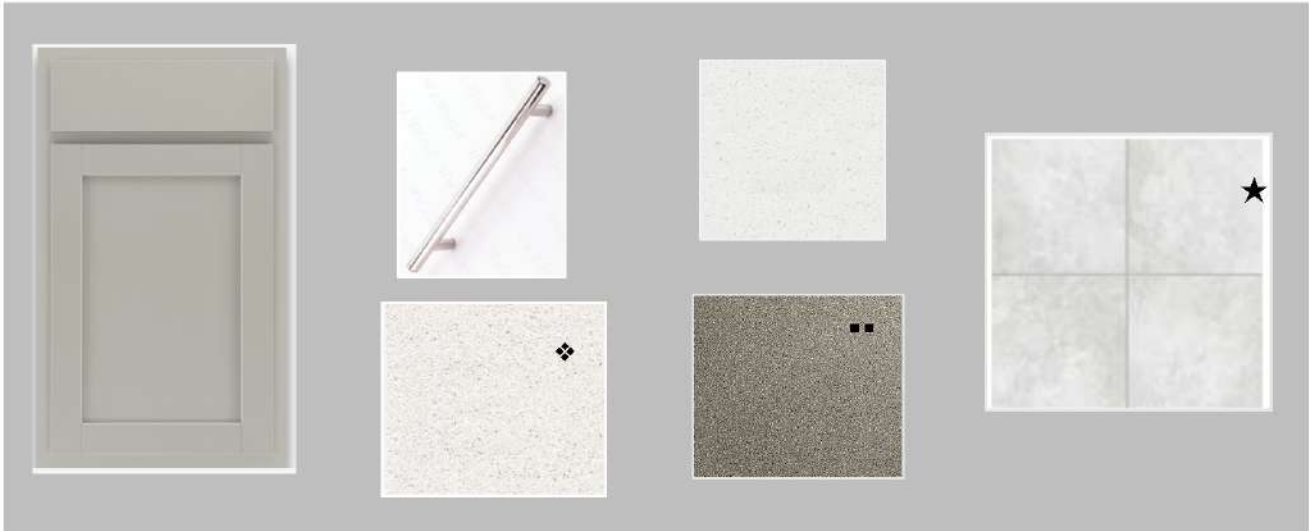
### Hardware

Small Bar Pull - Chrome



# COLORS

## Color Package 3 E



**Kitchen Countertop**

Quartz - White North \*

**Wall Tile**

Mineral Cove/Crystal White  
12x12, Owners & Secondary Bath ▼

**Floor Tile**

Mineral Cove/Crystal White  
18x18 ★

**Bathroom Countertop**

Quartz – Blanco Maple\*

**Hardware**

Small Bar Pull

**Cabinet**

Gray  
(42" Kitchen Uppers)

**Carpet**

Barely There \*\*



# APPLIANCES



Features, amenities, floor plans, elevations, and designs vary and are subject to changes or substitution without notice. Items shown are artist's renderings and may contain options that are not standard on all models or not included in the purchase price. Availability may vary. This is not an offer in states where prior registration is required. Void where prohibited by law.





# CONTACT US

I am a 3rd generation Orlandoian, after graduating from Edgewater high school I followed a long tradition of service by joining the US Navy. I started a mortgage consulting practice in 2000 and helped thousands of families realize the dream of home ownership! In 2010 I embarked on the exciting life of a real estate professional, but in the timeshare industry. I have now combined these skills to provide an all encompassing world class experience to again help families realize the dream of home ownership. I am a Bucs, Magic, Rays fan and love any natural spring that has a mountain bike trail!

**REALTOR®**  
**407.664.4715**  
**Jay@thenickleygroup.com**



**JAY ELLINGTON**

**CODY SULLIVAN**



Originally from North Texas, I moved to Orlando in 2015 to be near my family and try a new city. What an incredible home I've found in Orlando! Great food, diversity, and so much to do and see! As someone who has moved many times in my life, including my move to Florida, I am passionate about helping people make the moving process as seamless and easy as possible. I have an extensive background in sales and customer service, and I love pouring the skills I gained from those experiences into helping families find their dream homes!

I can't wait to help you through this process. So let's get started by giving me a call!

**REALTOR®**  
**817.851.2511**  
**Cody@thenickleygroup.com**



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HOMES

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