



## REALTORS' FREQUENTLY ASKED QUESTIONS



## WELCOME TO SUMMERCAMP BEACH

We've created this special page for REALTORS® to help answer your questions about the SummerCamp Beach community. We enjoy working with our local REALTOR® community and encourage you to bring your clients to SummerCamp Beach - a coastal gem in Franklin County.

There are many options for your clients who are interested in a beach house. The following information should provide you—their REALTOR®—numerous reasons why SummerCamp Beach offers a lifestyle unique from other beach communities.

## REALTORS' QUESTIONS AND ANSWERS



### Where is SummerCamp Beach?

SummerCamp Beach is located 45 miles south of, or about an hour's drive, from Tallahassee, Florida. Boasting nearly four miles of coastline on the Gulf of Mexico, SummerCamp Beach is 762 acres of which, approximately one-third is dedicated to conservation. SummerCamp Beach is nestled in Franklin county, an area of Florida known as the Forgotten Coast.

### Where is the SummerCamp Beach Sales & Information Center?

The Sales & Information Center is located one-quarter mile east of the intersection of U.S. Highways 319 and 98. The Naumann Group Real Estate, Inc. is the broker of record. The phone number is 850.402.5200.

### What are the Sales & Information Center Hours?

The hours are Monday through Saturday 10 a.m.-6 p.m. and Sunday Noon to 6 p.m.

### What are the price points within SummerCamp Beach?

New home sites currently start at \$99,900. Lots range in size from .17 to 1.27 acres. [To see available lots in SummerCamp Beach, click here.](#)

### What are the home options?

The Naumann Group Real Estate, Inc. offers a special opportunity with Myddelton Parker Builders. A buyer can purchase a \$99,900 home site and build the Acadia home for a total cost of \$339,900. To see the rendering and floor plan of the Acadia as well as the specifications for the \$339,900 price, [click here](#). To learn more about this opportunity, contact The Naumann Group.

SummerCamp Beach offers a variety of single-family home sites including beachfront, gulf view and wooded lots. Pre-approved home renderings and floor plans are available in the SummerCamp Beach Sales & Information Center. These renderings meet the community's design guidelines.

### Are there Guidelines for building a house in SummerCamp Beach?

Yes, for more information on home building guidelines, [click here](#).

### What facilities and activities are available at SummerCamp Beach?

#### *The SummerCamp Beach Club*

SummerCamp Beach Club includes a pool, men and women's changing areas with lockers and showers, and an outside grill area. The Club is about 100 yards from the Gulf of Mexico and Kayak Shack—making it easy to go from the pool to the beach!

#### *Kayak Shack*

SummerCamp Beach home owners can walk down the boardwalk to the Kayak Shack, and check out a canoe or kayak for an adventure in the Gulf of Mexico.

#### *Pier*

Extending out into the Gulf of Mexico, the community's viewing pier offers some of the most outstanding views of Florida's sunrises and sunsets.

#### *Day Dock*

The Day Dock, located on SummerCamp Beach's west side, allows boaters to dock temporarily during the day and walk to the SummerCamp Beach Club. This deep-water access dock is a great place to drop a fishing line or two and catch dinner!

#### *Boardwalks*

Boardwalks wind along the coastline of SummerCamp Beach, offering spectacular views of the Gulf to the south, woods and wetlands to the north, and birds all around.

## REALTORS' QUESTIONS AND ANSWERS

### Does SummerCamp Beach have a Homeowners Association?

Yes, its official name is the SummerCamp Community Association. The association is responsible for:

- Management, operation and maintenance of the common properties,
- Administering and enforcing the Covenants,
- Providing aesthetic review and design control,
- Making or contracting for repairs, additions, and improvements to the common properties, and
- Preparing budgets and collecting assessments.

Additionally, the HOA is responsible for maintaining the roads within SummerCamp Beach because the roads are private.

### What are the HOA dues at SummerCamp Beach?

Please contact the SummerCamp Community Association at 850.402.5141 for the current fee amount.

### What are the Sewer and Water Options?

The SummerCamp Beach community has central water and sewer systems. There is also curbside garbage pick up offered by the county.

### What Accolades has SummerCamp Beach received?

SummerCamp Beach has received the following honors and accolades:

- SummerCamp Beach has been named one of the 52 Great Weekend Getaways by *Florida Travel & Life Magazine*
- The SummerBreeze model home was the 2008 Parade of Homes Best of Show
- SummerCamp Beach has been named a Fire Wise community by The National Fire Wise Community Program

### Important Phone Numbers:

*SummerCamp Beach Sales & Information Center/*  
*The Naumann Group Real Estate, Inc. .... 850.402.5200*

*SummerCamp Beach Community Association*

- Architectural Review
- Compliance & Covenants

Larry Fletcher ..... 850.402.5141

### For more information, please contact us.

Sales & Information Center  
108 Sea Pine Drive, St. Teresa, Florida 32358  
Telephone 850.402.5200; Toll-free 866.273.0713; Fax 850.402.5201  
Hours: Monday - Saturday, 10 am - 6 pm | Sunday, Noon - 6 pm  
JOE.com | Keyword: SummerCamp Beach Community

IF YOU DON'T KNOW JOE, YOU DON'T KNOW FLORIDA.



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