



FRONTERA RANCH

Conveniently located near Ranch Road 12 off of Fitzhugh Road, in the distinguished Dripping Springs School District, this suburban ranch development is currently under construction.

When completed, it will consist of ten residential lots, developed in two phases, behind a private gated entrance.

Lots are currently available at pre-development prices from the upper \$60s, with sizes ranging from 2.36 acres up to 2.67 acres.

For additional information on this project, please contact us at (512) 328-2344, or visit our website:

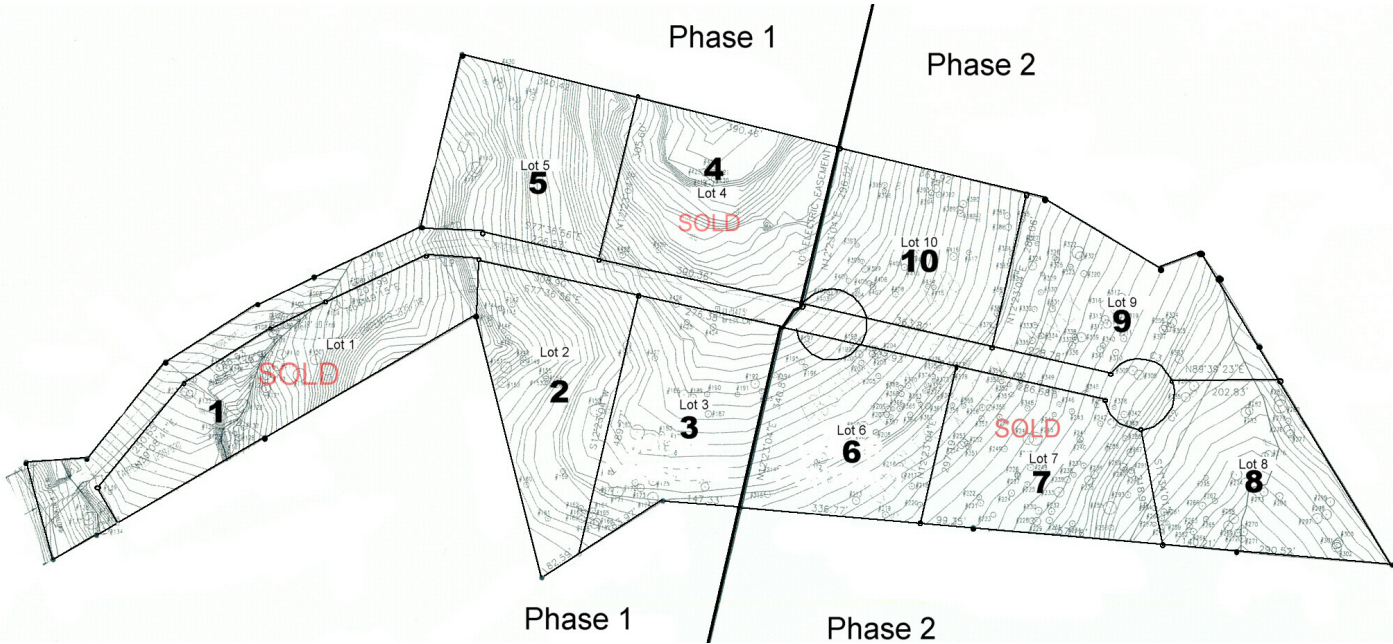
<http://www.fronteraranch.com>



Availability

FRONTIER RANCH

11951 Bonham Ranch Road ~ Dripping Springs, Texas



Pre-Development Price List Effective January 1, 2006

Phase I:

Projected completion May/June 2006

LOT	PRICE	ACRES	STATUS
Lot #1	\$72,500.00	2.67	SOLD
Lot #2	\$79,500.00	2.44	Incl. partial well
Lot #3	\$74,500.00	2.45	
Lot #4	\$74,500.00	2.70	SOLD
Lot #5	\$69,500.00	2.44	

Phase II:

Projected completion August/September 2006

LOT	PRICE	ACRES	STATUS
Lot #6	\$74,500.00	2.36	
Lot #7	\$75,500.00	2.44	SOLD
Lot #8	\$68,500.00	2.44	
Lot #9	\$76,500.00	2.44	
Lot #10	\$76,500.00	2.37	

Sellers reserve the right to change prices, terms and conditions at any time during this offering period.
Contracts, once accepted, are not subject to changes unless agreed to by both buyer and seller.

CONTRACT TERMS:

Contracts during pre-development shall have a minimum Earnest Money Deposit of \$3,000.00, which will be placed in a Trust Account at Commerce National Bank, Austin, Texas. Should the Developer fail to complete either phase of the subdivision within six (6) months of the dates projected above or to provide free and clear title to any lot under contract, the Buyer shall have five (5) calendar days from the date of notification of such failure to withdraw and receive full and complete return of the Earnest Money Deposit. Earnest Money Deposits placed in Trust shall not be used for any purpose other than purchase and final closing of the selected lot(s).

Graner Realty

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