



  
beau coast

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# COASTAL LIVING in the South's Best Small Town

Life at Beau Coast extends far beyond the home. It's a rich, incredible way of life that's inherently rooted within every detail of the community. When you call Beau Coast home, you'll find yourself at the center of it all. The coastal charm. Its compelling culture. Its stunning natural areas. And so much more.

Beau Coast is found in the quaint coastal town of Beaufort, NC, which was named which was named "South's Best Small Town" by Southern Living Magazine. If you're wondering why Beaufort deserves

those accolades, the explanation is simple: it's a small town with big character.

Historic Beaufort, NC is more than just a small coastal town, it's steeped in a distinct history. First established in 1709, it's the third oldest town in North Carolina and was a port town visited by patriots, merchants, and craftsmen. Rumor has it that Blackbeard himself might have even found a home in Beaufort.

You, too, can come live easy at Beau Coast. You'll fall in love with every moment.





Every day is a **NEW** adventure.



How do you want to spend your days? Maybe it's entertaining neighbors in your coastal cottage or taking a golf cart to Front Street for dinner with friends. Maybe it's spending a lazy afternoon at the pool or taking up crabbing as a new hobby from the day dock. You've got it all at Beau Coast. After all, Beau Coast isn't just a community. It's designed to make you a part of the Beaufort community.

Beaufort consists of just over 4,000 residents, which means you'll know your neighbors by name. Business and restaurant owners will know what you want when you walk in the door. You'll make new friends while you go out for a walk. It's just that kind of community.

You'll also find fine dining and exquisite southern cuisine. You'll discover countless beaches for fishing and surfing. You can explore other communities on the Crystal Coast, which is also home to popular tourist destinations like Atlantic Beach, Emerald Isle, and Morehead City. You can spend an afternoon visiting the wild horses of Shackleford Banks. It's all in your back yard.

The museums, shopping, dining, marinas, and historic areas of Beaufort and the Crystal Coast aren't all you'll enjoy when so many amenities are right at your fingertips in Beau Coast.

Beau Coast features a zero entry resort style pool with gorgeous shaded areas perfect for summertime lounging. For the adventurous types, there's are two kayak launching sites and a kayak barn for storage. A community day dock allows for your cruising companions to jump on the boat on your way down Taylor Creek. Freedom Park is just minutes away, providing a safe playground for the kids. There's so much to explore- you're sure to fall in love.



## amenities you'll love

Beautiful Clubhouse & Pool

Kayak Barn - We've made it easy to explore the coastal waterways

Event Lawn for FUN social get-togethers

Traders - Local deli with great craft beers & wines, huge fireplace, outdoor dining & fire pit overlooking the lake

Community Dock & Gathering Area

Miles of Sidewalks



## your new social network

Wine Tastings | Fall Oyster Roast

Local Festivals | Fat Tuesday Celebration

Pot Luck Dinners | 4th of July Celebration

Wine Down Wednesdays

Entertaining Classes & Demonstrations

Yoga On The Front Lawn

and so much more!



# Living on the coast is now within your reach.

Looking for the perfect sea-side home or something low-maintenance that gets you out kayaking instead of mowing? No problem. Beau Coast has something for everyone. Homes were designed for coastal living with open floor plans for entertaining or just relaxing. Whatever your lifestyle, we have the perfect home that will exceed your expectations.

We offer a variety of styles that include cottages, first and second floor single-family and townhomes so you'll find just the right fit. The amazing part is our homes are priced within reach, starting from the \$300s. An unbelievable opportunity with low HOA dues and fantastic amenities.

Live the life of your dreams NOW at Beau Coast!



BUILDER



We don't just build houses. We turn your dreams into reality!

Streamline Developers is a local home builder specializing in plans bursting with Southern Charm while also providing a low-maintenance product for years to come. Their impeccable reputation is award winning, and they are recognized as an elite builder by Quality Builder's Warranty. Their passion is building beautiful, well appointed homes that set a new standard for coastal living. "Dream Big!"

DEVELOPER



Preston Development brings you to life.

For more than 30 years, Preston Development Company has been bringing exceptional communities to life across the Southeast. We are recognized for quality and integrity, and because of that, we've been recognized with great esteem across the Triangle area to the sweeping shores of the North Carolina Coast.

All of the properties in our portfolio are rated Class A—the highest level. We've won awards from cities, chambers, and industry associations. And because we pride ourselves in developing the highest quality projects, our neighborhoods always retain the highest resale values.

Simply said, nobody does it better than Preston.