WINDERMERE SEABROOK REAL ESTATE INTRODUCES

## FERNWOOD STATION

YOUR HOMEBASE FOR COASTAL ADVENTURE







FOR THOSE WHO WANT
TO BE CONNECTED TO
THE OUTDOORS WHILE
ENJOYING THE LUXURIES
OF COASTAL LIVING





Seabrook Started 20 Years Ago with a Love of the Washington Coast and the Dream to Bring Back the Art of Town Building

The town of Seabrook was first founded in 2004 by Casey and Laura Roloff and has affectionately become known as Washington's Beach Town by locals and visitors alike. Inspired by Seaside, Florida, Seabrook was built with a foundation of new urbanism design where homes, shops, and restaurants are now seamlessly woven into a scenic bluff overlooking the Pacific Ocean.

Casey and Laura first met in high school and quickly realized they had one major thing in common: they loved the beach!









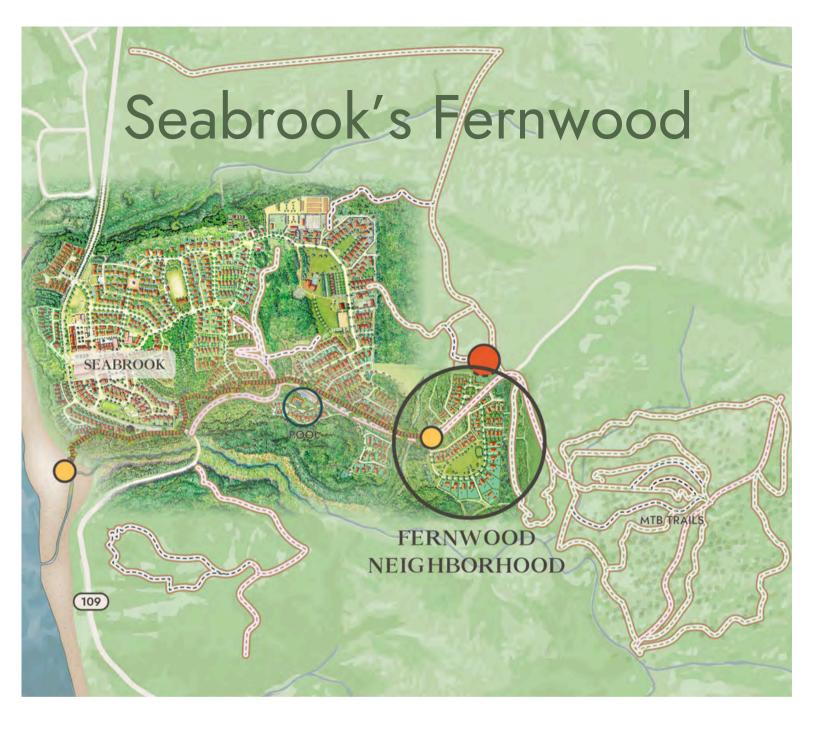
After graduating college, they married and moved to the Oregon coast, where they started their very first business painting houses. As the Roloffs became more involved in the local community, they studied the local and national real estate markets and recognized an opportunity to build custom vacation homes, second homes, and primary residences that had architectural character and uncommon attention to detail.

Using new urbanist design principles and inspiration from the internationally recognized town of Seaside, Florida, they set out to build their first beach community, Bella Beach, on the Oregon Coast.

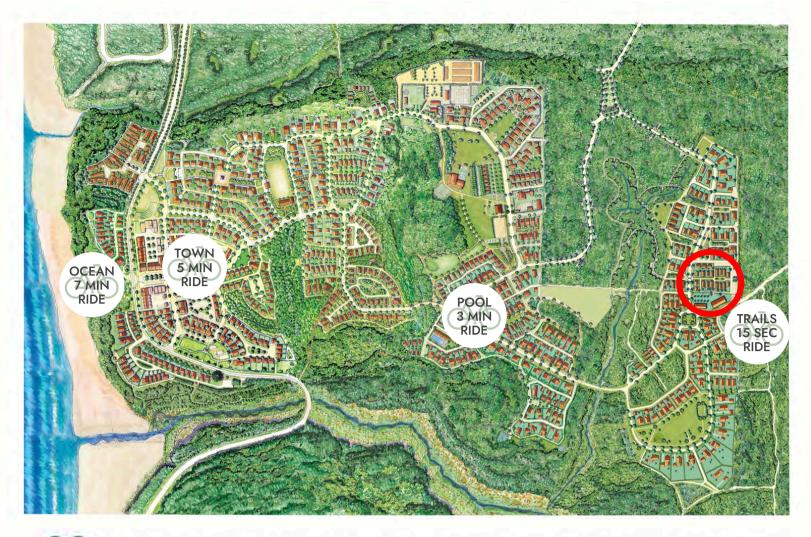
Finding great success with Bella, they



eventually looked northward towards Washington State for a similar opportunity. This led them to Grays Harbor County, where, in 2004, they, along with their innovative design team, worked collaboratively to curate and develop Washington's most celebrated beach town.



Situated to the east of the South Farm neighborhood, new homes have been released in Seabrook's new neighborhood, Fernwood! Where adventure begins with bike trails, Growler's Alley hub with food and drinks, outdoor games, and new parks. As Seabrook's gateway to outdoor recreation, over 24 miles of biking and walking trail networks start at its front door. Fernwood offers natural surroundings while being close to the beach, the pools, and the town center. This new neighborhood features a wide variety of homes and lot sizes, including small cottages and garden lots.



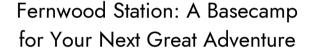
People are really prioritizing quality of life, having the connection to nature, to their neighbors, having places to go with their friends and family to create really special traditions. That is what Seabrook is all about and this new neighborhood really epitomizes that by having all this natural space around the community, but also access to our growing town center and these beautiful beaches.

- Casey Roloff, CEO & Town Co-Founder









Fernwood Station is the latest addition to the Fernwood neighborhood, inspired by the nostalgic charm of woodland beach cottages. This new neighborhood serves as a vibrant hub on the east side of town. Designed for those who feel at home among the cedars and the sprawling trails, Fernwood Station is more than just a place to live — it's a gateway to the outdoors.

Here, life is about balance — the comfort of high-quality living combined with the allure of recreation on the Washington coast. It's a place where the day starts on the miles of hiking and biking trails and ends gathered around a fire pit, engaged in a friendly game of bocce, or enjoying a casual picnic in the park.

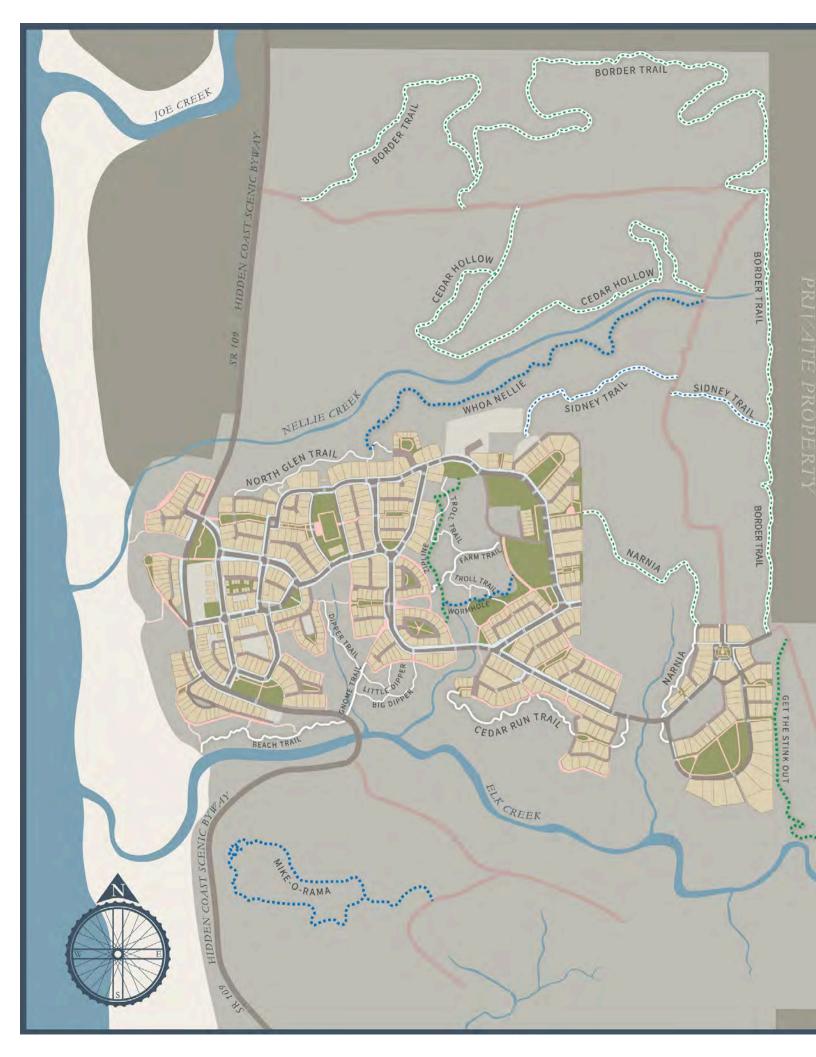




## FERNWOOD STATION MAP

A Basecamp for Your Next Great Adventure





## SEABROOK TRAIL MAP

### **HIKING & MIXED USE TRAILS**

#### NORTH GLEN TRAIL

MODERATE TERAIN . . . 31 MILES

#### DIPPER TRAIL

CHALLENGING TERRAIN . . 4 MILES

#### **GNOME TRAIL**

EASY TERRAIN . . 13 MILES

#### BEACH TRAIL

MODERATE TERRAIN . . . 26 MILES

#### FARM TRAIL

EASY TERRAIN . . . 14 MILES

#### TROLL TRAIL

CHALLENGING TERRAIN . .35 MILES

#### CEDAR RUN TRAIL

EASY TERRAIN . .35 MILES

MIXED USE HIKING & BIKING TRAILS

#### **BORDER TRAIL**

EASY TERRAIN . 2.3 MILES

#### NARNIA

EASY TERRAIN . .47 MILES

#### SIDNEY TRAIL

MODERATE TERRAIN . .42 MILES

#### **CEDAR HOLLOW**

EASY TERRAIN . . 82 MILES

### **MOUNTAIN BIKING TRAILS**

#### ZIPLINE

EASY TERAIN . . 23 MILES

#### WORMHOLE

MODERATE TERRAIN . . 12 MILES

#### **BUCK LAKE**

EASY TERRAIN . 1.7 MILES

#### **GET THE STINK OUT**

EASY TERRAIN . .45 MILES

#### SUNBURNT

EASY TERRAIN . . . 34 MILES

#### HIGHWAY 1-o-FUN

EASY TERRAIN . . . 23 MILES

#### **TSUNAMI**

EASY TERRAIN . . . 21 MILES

#### **POSEIDON**

EASY TERRAIN . . . 29 MILES

#### MIKE-O-RAMA

MODERATE TERRAIN . .55 MILES

#### WHOA NELLIE

MODERATE TERRAIN . . . 66 MILES

#### RIPTIDE

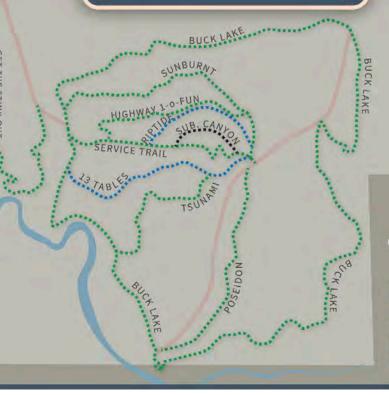
MODERATE TERRAIN . . 17 MILES

#### 13 TABLES

MODERATE TERRAIN . . . 28 MILES

#### SUBMARINE CANYON

CHALLENGING TERRAIN . . 1 MILES



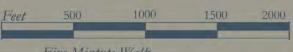


HIKING TRAIL

MOUNTAIN BIKING TRAIL

PATH

SERVICE ROAD



Five Mintute Walk

Miles







LOT	725
YARROW	
2 BR	1 BA

612 SQ FT

**SOLD** 

LOT 726 YARROW 2 BR 1 BA 612 SQ FT

**SOLD** 

LOT 727 YARROW

2 BR 1 BA 612 SQ FT

SOLD







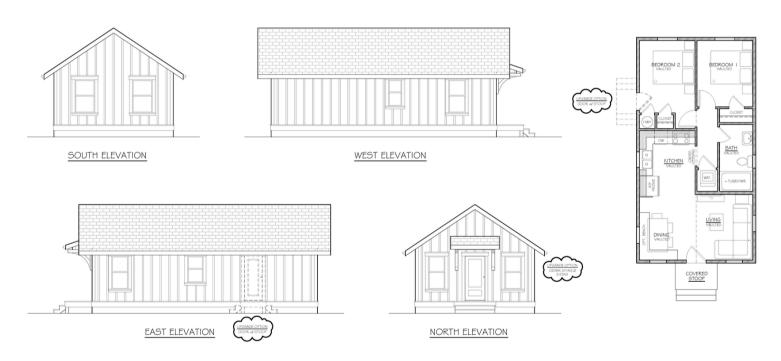


2 BED 1 BATH 612 SQ FT

\$574,000



#### FLOOR PLANS AND ELEVATIONS



FLOOR PLANS AND
ELEVATIONS
WITH THE PORCH
UPGRADE OPTION
PRICE VARIES

DETAILS AND PRICING SUBJECT TO CHANGE

SOUTH ELEVATION

WEST ELEVATION

NORTH ELEVATION

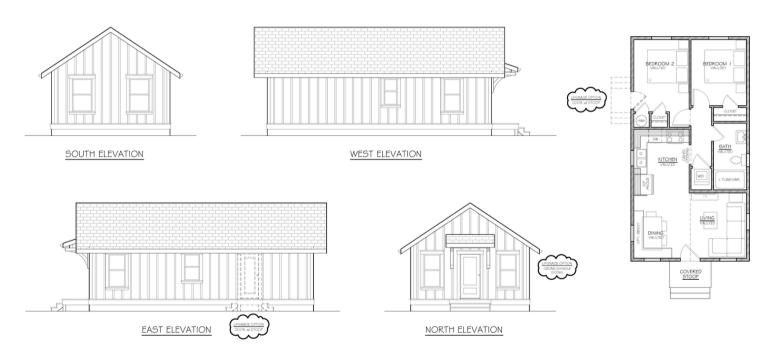








#### FLOOR PLANS AND ELEVATIONS











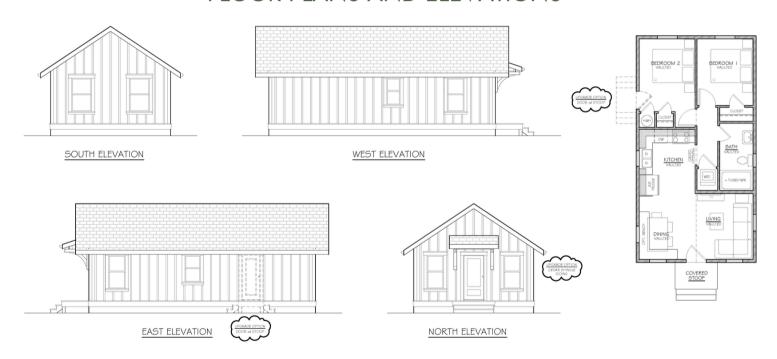


2 BED 1 BATH 612 SQ FT

\$579,000



#### FLOOR PLANS AND ELEVATIONS



FLOOR PLANS AND
ELEVATIONS
WITH THE PORCH
UPGRADE OPTION
PRICE VARIES

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## BLUEBELL COTTAGES



LOT 736
BLUEBELL

1 BR 1 BA 416 SQ FT

\$517,000

LOT 737
BLUEBELL

1 BR 1 BA 416 SQ FT

\$503,000

LOT 738
BLUEBELL

1 BR 1 BA 416 SQ FT

SOLD





### **BLUEBELL COTTAGES**



#### THE BLUEBELL LOT 736

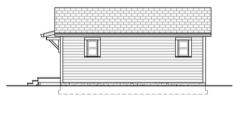
416 1 BED 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



(BASE PLAN)



RIGHT SIDE ELEVATION
(BASE PLAN)





REAR ELEVATION
(BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE















## **BLUEBELL** COTTAGES



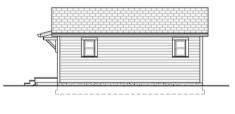
## THE BLUEBELL LOT 737

1 BED 416 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS





RIGHT SIDE ELEVATION
(BASE PLAN)





REAR ELEVATION (BASE PLAN)

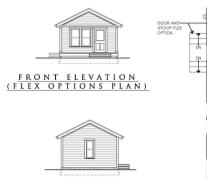


FLOOR PLANS AND
ELEVATIONS
WITH THE PORCH
UPGRADE OPTION
PRICE VARIES

DETAILS AND PRICING SUBJECT TO CHANGE













### BLUEBELL COTTAGES



## THE BLUEBELL LOT 738

1 BED 416 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS





RIGHT SIDE ELEVATION
(BASE PLAN)





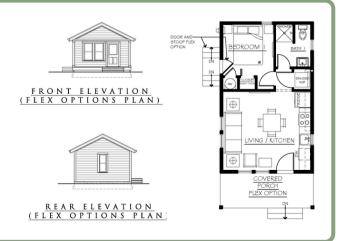
REAR ELEVATION
(BASE PLAN)



FLOOR PLANS AND
ELEVATIONS
WITH THE PORCH
UPGRADE OPTION
PRICE VARIES

DETAILS AND PRICING SUBJECT TO CHANGE











LOT 728 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

**SOLD** 

LOT 729 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

**SOLD** 

LOT 730 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

SOLD





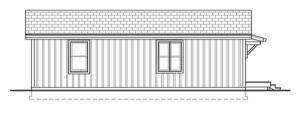


#### THE CLOVER LOT 728

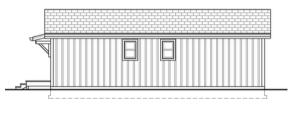
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION
(FLEX OPTIONS PLAN)









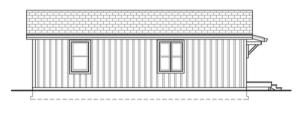


#### THE CLOVER LOT 729

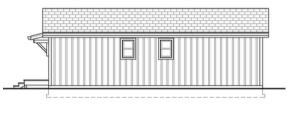
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION (FLEX OPTIONS PLAN)









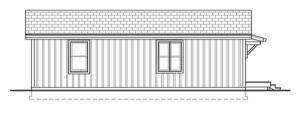


#### THE CLOVER LOT 730

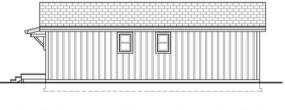
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)

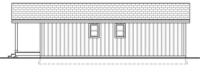


FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION
(FLEX OPTIONS PLAN)











LOT 733 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

SOLD

LOT 734 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

SOLD

LOT 735 CLOVER

1 BR +BUNK 1 BA 504 SQ FT

SOLD





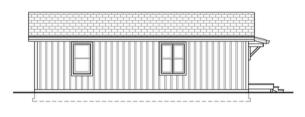


#### THE CLOVER LOT 733

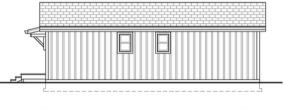
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION
(FLEX OPTIONS PLAN)









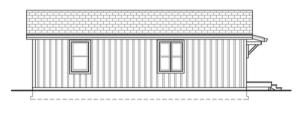


#### THE CLOVER LOT 734

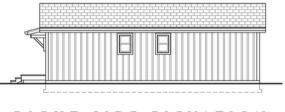
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION
(FLEX OPTIONS PLAN)









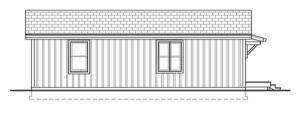


#### THE CLOVER LOT 735

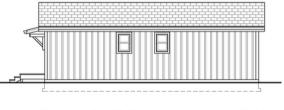
504 1 BED +BUNK 1 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



LEFT SIDE ELEVATION (BASE PLAN)



RIGHT SIDE ELEVATION (BASE PLAN)



FRONT ELEVATION (BASE PLAN)



REAR ELEVATION (BASE PLAN)



FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES** 

DETAILS AND PRICING SUBJECT TO CHANGE



LEFT SIDE ELEVATION (FLEX OPTIONS PLAN)



RIGHT SIDE ELEVATION (FLEX OPTIONS PLAN)



FRONT ELEVATION
(FLEX OPTIONS PLAN)









## FERN LILY COTTAGES



LOT 723 FERN LILY

2 BR 1.5 BA 889 SQ FT

\$714,000

LOT 740 FERN LILY

2 BR 1.5 BA 889 SQ FT

\$726,000

LOT 741 FERN LILY

2 BR 1.5 BA 889 SQ FT

\$719,000





## FERN LILY COTTAGES



#### FLOOR PLANS AND ELEVATIONS



FIRST FLOOR





## FERN LILY COTTAGES



#### FLOOR PLANS AND ELEVATIONS



FIRST FLOOR





## FERN LILY COTTAGES



#### FLOOR PLANS AND ELEVATIONS



FIRST FLOOR





## PACIFIC LILY COTTAGES



LOT 724
PACIFIC LILY

2 BR 1.5 BA 928 SQ FT

SOLD

LOT 739
PACIFIC LILY

2 BR 1.5 BA 928 SQ FT

SOLD





## PACIFIC LILY COTTAGES





2 BED 928 1.5 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



RIGHT SIDE ELEVATION



REAR ELEVATION



FIRST FLOOR PLAN



LEFT SIDE ELEVATION



FRONT ELEVATION



SECOND FLOOR PLAN





## PACIFIC LILY COTTAGES





2 BED 928 1.5 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS



RIGHT SIDE ELEVATION



REAR ELEVATION



FIRST FLOOR PLAN



LEFT SIDE ELEVATION



FRONT ELEVATION



SECOND FLOOR PLAN





## SHASTA DAISY COTTAGES



LOT 731 SHASTA DAISY

> 2 BR 1.5 BA 832 SQ FT

> > **SOLD**

LOT 732 Shasta daisy

> 2 BR 1.5 BA 832 SQ FT

> > **SOLD**





### SHASTA DAISY COTTAGES



## THE SHASTA DAISY LOT 731

2 BED 832 1.5 BATH SQ FT

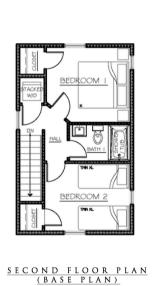


#### FLOOR PLANS AND ELEVATIONS









FLOOR PLANS AND
ELEVATIONS
WITH THE PORCH
UPGRADE OPTION
PRICE VARIES

DETAILS AND PRICING SUBJECT TO CHANGE











### SHASTA DAISY COTTAGES



## THE SHASTA DAISY LOT 732

2 BED 832 1.5 BATH SQ FT



#### FLOOR PLANS AND ELEVATIONS









SECOND FLOOR PLAN
(BASE PLAN)

FLOOR PLANS AND
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WITH THE PORCH
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## COAST LILY COTTAGES



LOT 742
COAST LILY

2 BR 1.5 BA 936 SQ FT

\$762,000





## COAST LILY COTTAGES



#### THE COAST LILY LOT 742

2 BED 936 1.5 BATH



#### FLOOR PLANS AND ELEVATIONS













### FLOOR PLANS AND **ELEVATIONS** WITH THE PORCH **UPGRADE OPTION PRICE VARIES**

#### WRAPAROUND PORCH







# FRONT PORCH







DETAILS AND PRICING SUBJECT TO CHANGE



EMAIL: SALES@SEABROOKWA.COM

CALL: (360)276-7031

ONLINE: SEABROOKWA.COM

## INTERESTED?

Contact us today to learn more about purchasing in Fernwood Station!

