

ISSUE 3 : DECEMBER 2024



JAG
Insider

BECOME LOCAL

Featured Towns

CALLING THE
TRI-COUNTY HOME

Main Attractions

THE TRI-COUNTY'S
HOTTEST SPOTS
FROM MEGAN AT
NC EAT & PLAY

Luxury Real Estate

BECOME LUXURIOUSLY
LOCAL

Start Your Journey *To Becoming Local*





A Message from Jim

Welcome to the third issue of the *JAG Insider: Become Local!*

I have deep roots in the Tri-County area. I was born and raised on my dad's tobacco farm. I graduated from NC State University in nearby Raleigh, and Franklinton is where The Jim Allen Group was born. So, you might say that I have a very personal connection to this part of the state. And I want to spread the word to everyone about what a wonderful place the Tri-County area is to live.

Since The Jim Allen Group was founded, we've become an integral part of North Carolina's growth and development. We're a nationally recognized, award-winning real estate team and our success has been built on one simple truth — our customers are our top priority. We provide each and every one with comprehensive, dedicated, expert assistance at every step of their home-buying journey.



With more than 30 dedicated staff members, 80+ top-performing agents, 100+ builder partners, 70+ active new home communities, and 11,000+ homesites, The Jim Allen Group is the #1 real estate team in the area — and the leader in the luxury market. Our mission is simple: to connect people with the best communities in the Tri-County area and make the process of buying, selling, or building a home seamless and stress-free.

This issue of The JAG Insider is your ultimate guide to discovering the lifestyle and opportunities that make the Tri-County region so special. Inside, you'll find insights into vibrant communities, attractive amenities, and must-visit hotspots that make this part of North Carolina a gem. With our expertise and this guide in hand, you'll be one step closer to finding the perfect place to call home and experiencing the area like a true local. Enjoy!



“A GOOD TEAM IS THE RECIPE FOR BEING *Successful.*”

– Jim Allen, *President*
The Jim Allen Group

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TRI-COUNTY AREA

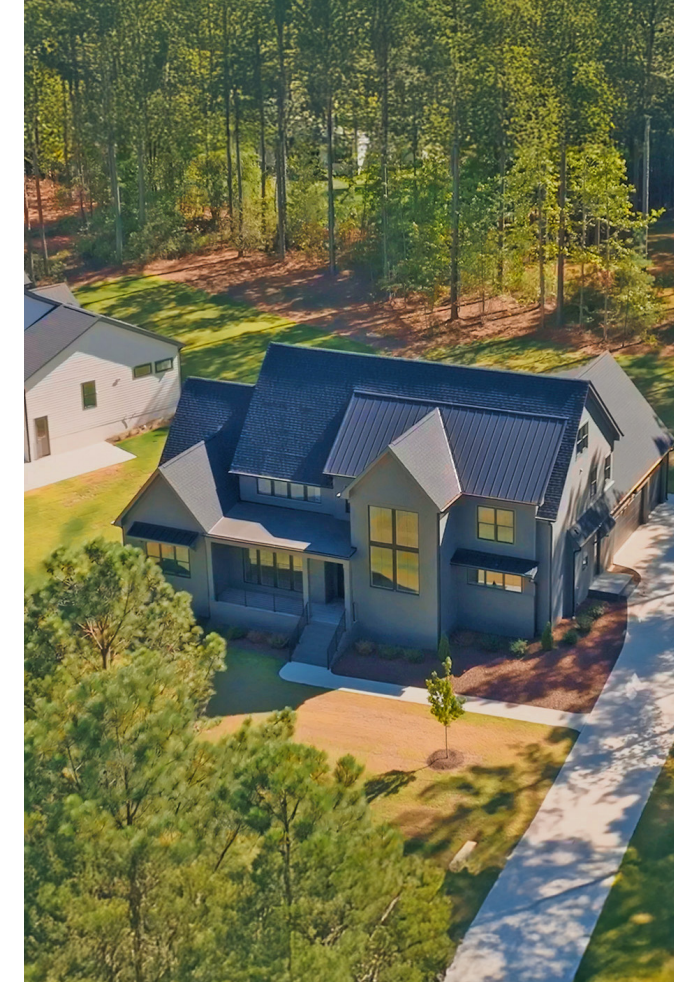
The Tri-County region of North Carolina is home to 3 highly desirable towns: Youngsville, Louisburg and Franklinton. The Jim Allen Group has been in service to the Tri-County area's people and communities since 1983. We're proud to be part of why these areas continue to grow and thrive. **Let's explore!**



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Exploring THE TRI-COUNTY AREA



A PICTURESQUE LIFESTYLE

The Tri-County area refers to Franklin, Granville, and Vance counties, and is home to this issue's featured towns: Youngsville, Franklinton, and Louisburg. The Tri-County area offers an unbeatable combination of small-town charm, scenic beauty, and centrally located around the rest of the state. This area is perfect for those seeking a relaxed, community-focused lifestyle without sacrificing proximity to Raleigh, Durham, and Chapel Hill.



Why the Tri-County?

The appeal of a quieter lifestyle.

The Tri-County area is known for its rural, Southern charm and an economy historically rooted in agriculture. Over time, the economy has gradually diversified into other sectors, such as manufacturing, technology, logistics, and military-related industries, thanks to the area's closeness to Interstate 95 and Wayne County's Seymour Johnson Air Force Base.

With affordable new homes, family-friendly communities, vibrant local events, and top-rated schools, the Tri-County area invites you to embrace the quintessential North Carolina life.

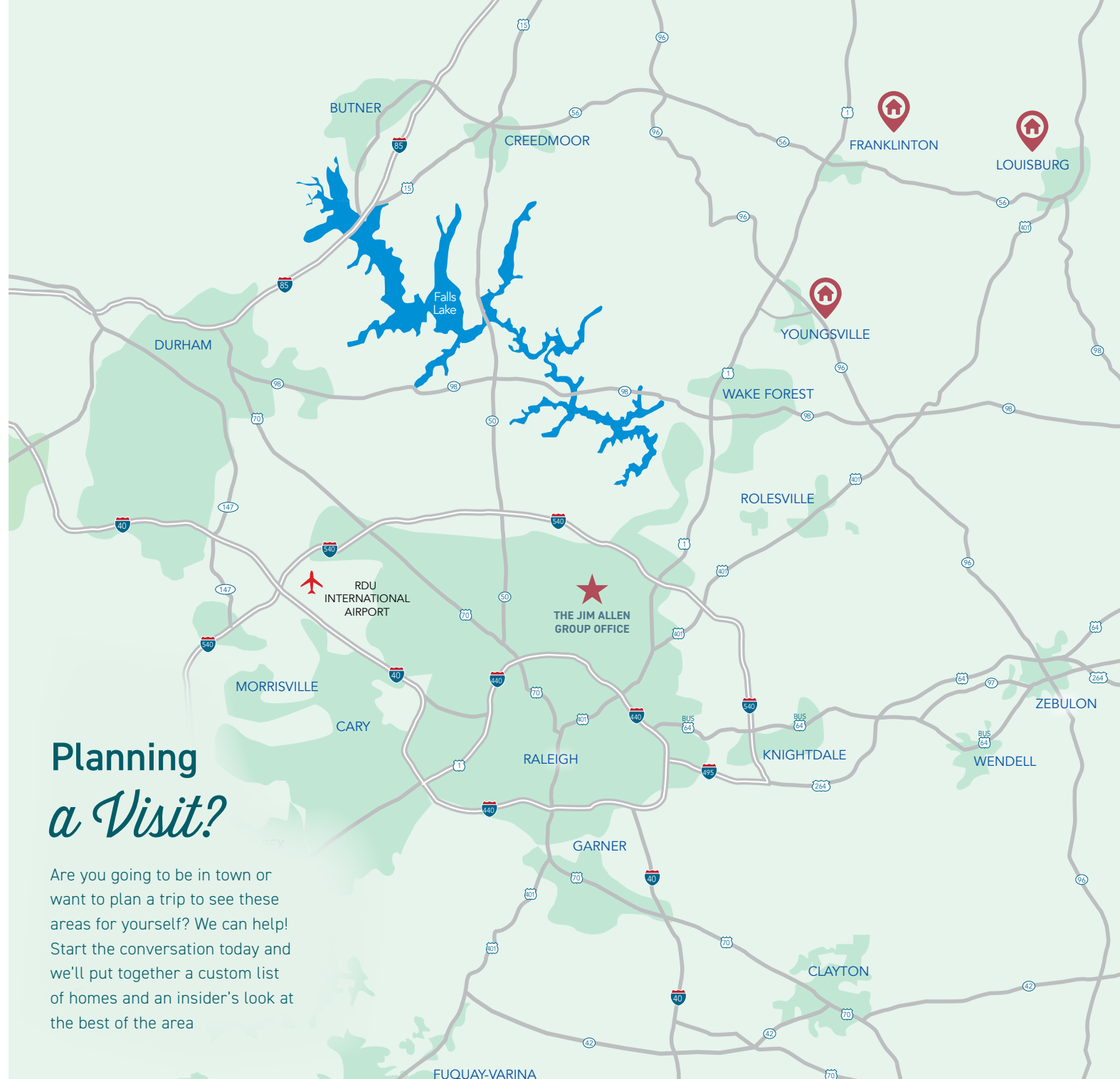
GET TO KNOW THE *Tri-County*

It's no wonder the Tri-County region is no longer North Carolina's best kept secret. Discover why making a town in the Tri-County area home is a smart choice and a tremendous investment in the future.



LOUISBURG

Known for its charming streets lined with historic buildings and the storied Louisburg College, this town has deep roots in North Carolina's past. The town boasts easy access to the Tar River, ideal for fishing, kayaking, and riverside picnics. New home communities in Louisburg provide modern comfort while maintaining the timeless charm of the area, making it a great choice for young families and retirees alike.

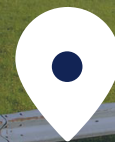


Planning *a Visit?*

Are you going to be in town or want to plan a trip to see these areas for yourself? We can help! Start the conversation today and we'll put together a custom list of homes and an insider's look at the best of the area

Embark On Your *Relocation Journey*

Whether you are interested in learning more about the Tri-County area from a local perspective, starting the conversation with a JAG real estate expert, or preparing your home to sell, we have the resources for you to do so.



YOUNGSVILLE

Youngsville combines small-town charm with a growing, vibrant community. Its revitalized downtown boasts unique local businesses, cozy cafés, and artisan shops. Outdoor enthusiasts can enjoy nearby attractions like Hill Ridge Farms and local parks, offering fun for the whole family. Youngsville's new home communities cater to diverse lifestyles, featuring modern amenities like walking trails, pools, and playgrounds. Its convenient location near US-1 also ensures a short commute to Raleigh



FRANKLINTON

This is where historic character meets modern living. This welcoming town is rich with heritage, with landmarks like the Sterling Cotton Mill and a tight-knit sense of community. Recent growth has brought exciting developments, including new neighborhoods designed with family-friendly amenities like green spaces and sports courts.

Meet Your NEIGHBORS

The real estate experts that represent The Jim Allen Group are active members of the community who support their local charitable organizations, schools, professional organizations, sports teams and more. They know the community — and the community knows them. Who better to help you become local than an actual local?

We asked our talented team what it means to them to *Become Local*.



ASHLEY APPLEWHITE

"Being a local to me means feeling at home. I feel connected to the people and community around me in ways that other people might not. I have a sense of pride for the community and a commitment to seeing it grow."



CARSON BAZEMORE

"Being a local here means I get to be in one of the best cities in the U.S. and have access to city life, beaches, and mountains under 3 hours away."



JOSE COTELO

"Being local means knowing the area well! I can tell you the best roads to take, best places to eat, and best things to do!"



BRONWYN DRUMMOND

"Being local means able to connect with the people in your area means knowing more than just the streets and landmarks — it's about understanding the heart of the community."



ALEXIA HEATH

"Being local means having an insider's knowledge of the best spots for whatever I'm in the mood for. I love knowing exactly where to go."



TIM JOHNSON

"Being local means more than just living in a place — it's about feeling rooted in a community that knows your name, shares your traditions, and supports your dreams."



MATT LITTLE

"To be local is to feel connected to the beating heart of my community through helping my clients achieve their real estate goals."



MELVIN REVELS

"Being a local means knowing the stories that shape your community, and adding a story of your own."



KRISTINA SANDINE

"Being a local means you know the area like you were born here. I've lived here for 20 years, and it's the longest I've lived anywhere. Where I was born doesn't feel like home anymore."



WARREN SUMNER

"Being local is knowing all that to help guide your clients. As a Realtor, you're not only selling houses you're selling the area. You're selling a lifestyle."



BOB WEISENBERGER

"Being Local means embracing the local sports scene! I love the Carolina Hurricanes. They've got the loudest house in the NHL!"



CASEY WEIGEL

"Being local is about community — supporting small businesses, embracing farm-to-table freshness, knowing your neighbors, and always being there to help each other out."

WHY CALL THE *Tri-County Home?*

Whether you're drawn to Youngsville's charm, Franklinton's rich heritage, or Louisburg's tranquility, the Tri-County area offers an unmatched combination of affordability, quality living, and connection to nature. With plenty of new home communities offering attractive amenities, access to highly-rated schools and outdoor recreation, settle into a lifestyle unlike anywhere else.



While only a short distance from each other, each town brings the homeowner something special. Franklinton, founded in 1869 and once known as Franklinton Depot, has a rich history as a 19th Century rail stop on the Louisburg Railroad line. Youngsville is loved for its quaint downtown, family-friendly parks, tight-knit community feel, and strong schools. Louisburg offers a historic downtown, beautiful riverfront parks, and a rich life connected to nature



Hill Ridge Farms, Youngsville



The outdoor lifestyle is central to this scenic and pristine region of the state. Outdoor enthusiasts who choose to call the Tri-County home will find plenty to do. Opportunities to enjoy and explore nature are everywhere — you can hike on one of many lovely trails, fish in Kerr and Falls Lakes, or join your neighbors at one of many farmers' markets and festivals. With new developments and investments in infrastructure, the Tri-County area is becoming increasingly connected and convenient. Updated roadways, expanding retail hubs, and new healthcare facilities ensure residents have everything close to home.

We love the Tri-County area for its diversity and variety of neighborhoods, and The Jim Allen Group knows what community will best meet your needs. We'll help you find the *perfect fit*.

Corporate Relocation



NANCY HARNER

Relocation Consultant

We recently chatted with Nancy and Stefanie about the “who, what, where, and why” of relocating to the Tri-County in a new home. Here are a few of the highlights.

ABOUT NANCY

Nancy has more than 24 years of experience in the relocation industry, as a speaker, moderator, and consultant. Her enthusiasm for what she does, along with a warm personality, make Nancy perfect for helping people relocate and transition into their dream homes.

THE RELOCATION CONSULTANT

The Jim Allen Group Relocation Experts are specialists who handle all the details to help make your move as seamless and stress-free as possible. Relocation Consultants must undergo additional training and accreditation and continue to train and meet industry standards. A real estate agent reaches out to someone like Nancy for her in-depth, specialized knowledge.



STEFANIE BELL

VP New Homes, Sales & Marketing

ABOUT STEFANIE

With over 20 years at The Jim Allen Group, Stefanie develops new business opportunities with developers and builders and advises them as new communities are developed. She is also instrumental with their development of home plans, selection of designs, and more.

Nancy, what does the relocation process look like?

Nancy: Not surprisingly, individuals looking to move to this area often start by Googling to learn relocation basics. They'll look up information on local schools, the availability of nearby activities and amenities, the best outdoor features, local retail and dining, cost of living, and the general vibes. As you can imagine, internet searches can take you only so far. And then we step in.

As Relocation Consultants, we partner with newcomers to this beautiful, transforming region of North Carolina. Relocation Consultants are experts in the area — we know an area's history, future, property taxes, commute times, and school districts, to name just a few. Our roles require additional training and accreditations. We must keep abreast of corporate developments in the area, such as what companies are expanding or how many startups are moving to the area.



FORBES NAMED RALEIGH, NC THE **SECOND BEST CITY** TO MOVE TO IN 2024



RALEIGH & DURHAM MADE THE LIST OF TOP **25 FASTEST GROWING PLACES** IN 2023



RELOCATION, UPSIZING, AND INVESTMENT ARE KEY DRIVERS FOR HOME BUYING

Stefanie, how does a custom-built home fit into the relocation equation?

Stefanie: First, there's a misconception that when relocating, the homebuyer must settle for a cookie-cutter home in a “conveyor belt” neighborhood. That's not the case. Newcomers do have custom build options. For one, they can go totally custom, picking their lot and their builder, then building the home from the foundation up and being involved in all design feature decisions. Another option is to go with a custom-built home that is already in our inventory, and we have a wide selection. In this instance, they can work with our design team and builder to make additional customizations to their liking. The third option is to move into a home built with custom features and amenities that meet their “dream home” criteria.

Nancy, what makes the Tri-County area so appealing to companies?

Nancy: Well, there are a variety of reasons — infrastructure that consists of modern highways and easy access to one of the largest airports in the country, a steady pipeline of talent graduating from the area's most respected universities and colleges, a tremendously skilled workforce that's already here, and appealing tax incentives. Some companies that have announced that they're relocating headquarters or opening satellite offices here are Apple, Microsoft, and Egnyte. They join other industry giants like Cisco, Epic Games, and Fujifilm Diosynth Biotechnologies.

WHY RELOCATE WITH THE JIM ALLEN GROUP?

The Jim Allen Group has some of the most skilled and diverse agents in the business. We've partnered with the best custom home builders in the industry and offer a wide selection of custom home options across the Triangle and Tri-County regions.

When our agents join The Jim Allen Group, they receive training on all aspects of the industry. They are award-winning leaders in the luxury market who help build vibrant, welcoming communities.



Ask THE EXPERTS



Megan Nichols serves as Founder and Editor-At-Large for **NC Eat & Play**. She's been a chief curator and influencer for North Carolinians, where every day, the NC Eat & Play team highlights and celebrates local businesses and establishments in North Carolina.

Follow Megan on Instagram:
[@nceatandplay](https://www.instagram.com/nceatandplay)

What started out as a hobby in order to encourage her family to get out to eat and play, became a full-fledged media brand. Megan likes to promote small and local businesses and support community events and activities. We spoke with Megan about what excites her in Tri-County and its surrounding areas.

THE TRI-COUNTY'S EAT, DRINK, & DO HOT SPOTS

Franklinton

Franko's Italian Steakhouse

One of the best restaurants in the greater Triangle! This steakhouse is a "must eat," serving up classic Italian cuisine and white-table-cloth elegance in a building with a unique historic ambiance. As a former manufacturing facility, and carefully refurbished, the building brings an inviting atmosphere to the dining experience with architectural features such as exposed brick and timber beams. It is perfect for a date night, with its classic steakhouse menu and a wide selection of premium wines. Order the tiramisu! Or, the 7-layer chocolate cake! Either way, you can't go wrong.



Grey the Brand

This unique boutique, boasting a thoughtfully designed interior of hardwood and exposed brick, offers a curated selection of stylish yet comfortable apparel, accessories, and gifts. And, while we're speaking of gifts, you really must check out their baby clothing line! Here you'll discover not only those styles that will live on as favorites, but a delightful shopping experience that has created an active following of loyal locals. Great special event opportunities, too, like their "Private Sip 'n Shop" for bachelorette events, work parties and birthdays.

IRONBOX

The IRONBOX Breakfast Stop, aptly named since it is, in fact, an "iron box," is a favorite of locals who not only crave a tasty breakfast sandwich, but may crave one well after the traditional breakfast time! This popular spot serves delicious breakfast sandwiches and their well-known-throughout-the-region Cajun tater tots from 6 a.m. to 1 p.m. weekdays. As the owners put it, their goal is simple: "To make mornings better with food that brings joy." And they're certainly succeeding at that!

Louisburg

Packhouse Coffee Company

A quaint, family-owned coffee shop drive-thru with excellent flavor options, the Packhouse Coffee Company was inspired by the great little coffee stands of southern Oregon — with just a splash of southern vibe. Lindsay and Jeremy, managing partners, named it after Lindsay's childhood hangout; the place where the tobacco was packed on her family farm. The Honeybee Latte is their signature drink and, well, simply amazing. Here, every day is "grounds for a good day," as they say. They have locations in Franklinton and Youngsville, too.

Sunrise Biscuit Kitchen

Yes, it's certainly worth getting up at sunrise for a Sunrise biscuit! This no-frills breakfast-focused eatery is a must-visit, serving up fluffy, buttery biscuits packed with savory Southern-style fillings such as fried chicken, western steak, link sausage, and country ham. The dining room is cozy, the drive-through quick and convenient. A perfect spot for breakfast, whether you have a few minutes to sit and relax, or need to hit the road and eat on the go. Locals have been enjoying the Sunrise Biscuit Kitchen's southern comfort cuisine since the '70s!



Tar Banks Brewing Co.

This charming, downtown Louisburg nano brewery is a community favorite, serving up a selection of delightful local and domestic beers, as well as their exclusive creations — all served in a warm, family- and pet-friendly atmosphere. But there's much more "on tap" here than beer. This is a true community gathering place with its weekly game and trivia nights, darts league, food truck feasts, craft brew tastings and live music nights! A great spot for a special event or simply hanging out.

Youngsville

Hill Ridge Farms

Looking for some good old-fashioned, country-style fun? Welcome to Hill Ridge Farms, the area's most popular destination for family and group outings, picnics, school field trips, birthday parties, and more. Start the day with a ride on a hay wagon, train, or carousel. Then move on to other fun stuff like the Giant Mountain Slide, Jump Pillow & Jump Pad, or Splash Pad & Water slide. Working up a hunger? Stop by the ever-popular Granny's Snack Shack! Open from April to December. Don't miss their holiday Festival of Lights!

Charron's Deli & Café

The reviews are in — "The best sandwich shop!" and "Best Reuben" are just two of many high-praise comments made by customers of this popular, family-owned eatery. Both the sandwiches and service are highly rated and understandably so. Customers can enjoy the upscale comfort of exposed brick inside, or a beautiful Carolina blue sky while dining in the courtyard. Keep an eye out for surprise specials, ala "French Dip Day"!

Scoops on Main

Known for much more than "scoops", you'll enjoy more than 50 flavors of handcrafted ice cream and tease your taste buds with menu favorites such as freeze-dried candy, burgers, dogs, corn dog nuggets and more. This super-family-friendly hangout is always running great specials and family-fun events, too. Watch for special holiday creations, like their Dr Seuss "Christmas in Whoville shake," made with cotton candy ice cream and topped with a heaping helping of sweet treats. Locals love to bring their "fur-ever friends" and enjoy the convenient outdoor seating.



Get an Edge

WITH THE JAG ADVANTAGE

The Jim Allen Group was founded on the principle that our customers are our #1 priority. We're passionate about listening, finding solutions, guiding you, and being in your corner every step of the way. We give you unique insights — that only local experts can give — to make the best buying or selling decisions. You'll never be alone on your real estate journey. That's The JAG Advantage.

Whether you're buying, selling, or building you need real-time accurate insights to navigate the dynamic market. Since we're locals who take great pride in our communities, we've got the knowledge and experience you need to achieve the best possible outcome. And as leaders in the luxury market, we can help you explore your options and identify unique features that align with your priorities.

Our team of over 90 experts is a collective force that includes listing and closing teams, licensed appraisers, an in-house marketing department, real estate attorneys, top-rated lenders, and highly-regarded vendor partners — all at your service. Since our professionals are under one roof, you have easy access to the most cohesive, holistic real estate experience. We work together to work for you.

At The Jim Allen Group, the client is always first. And it shows.

No matter where you are on your real estate journey, The Jim Allen Group experts and our highly-regarded vendor partners are here to help.

Call us today at 919-848-9909
Or visit TheJagAdvantage.com



PASSION.

This isn't just a job to us. We are passionate about guiding you through every step of your real estate journey.



INSIGHT.

We have the inside knowledge. Trust us to help you navigate a tricky real estate market successfully and without hassle.



EXPERTISE.

We are local experts who deliver. Get backed by an entire team of powerhouse industry professionals ready and at your service.

#1 REAL ESTATE TEAM IN THE TRIANGLE SINCE 1996+

#1 MEGA TEAM IN NORTH CAROLINA IN 2023*

#1 COLDWELL BANKER'S TOP SELLING MEGA REAL ESTATE TEAM IN NORTH AMERICA**

#1 COLDWELL BANKER'S TOP TEAM IN UNITS IN NORTH AMERICA**

Homebuilder Partners

MAKING REALTY A REALITY



Heritage Stone

HJ Morris



HOMESCAPES BUILDERS



Cantiere Homes

Maris Construction



MCNEILL BURBANK

MG Homes



Pegasus



SDG Homes



Solid Rock



Genesis Building Co.

Grant Inc.

Graylynn Homes LLC



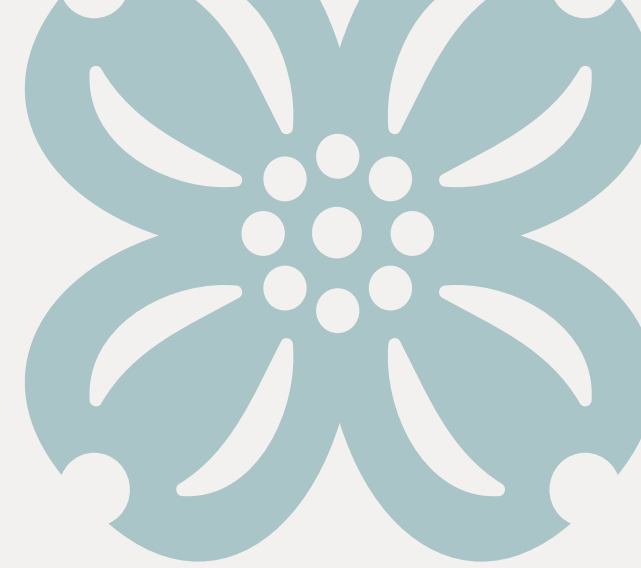
Vision Homes



WHERE'S YOUR *Perfect Fit?*

Get a glimpse into the area's most desirable neighborhoods with these guides created by our local real estate experts.

Check out the areas we've highlighted in [Issue 1](#) and [Issue 2](#).



DURHAM

Founded in 1869, Durham is known for its strong sense of community, rich history, and diverse culture. This historic haven is home to world-renowned Duke University and part of the Research Triangle Park. With its small town feel and proximity to urban centers, Durham offers residents a relaxed, southern lifestyle blended with easy access to big city amenities.



CREEDMOOR

Creedmoor offers its newcomers a peaceful, small-town atmosphere with easy access to the cultural, dining, arts and entertainment amenities of nearby Raleigh and Durham. Known for its friendly community, affordable housing, and abundant opportunities to enjoy nature, Creedmoor truly embodies that blend of North Carolina rural charm with strong community feel.



RALEIGH

The capital city is where residents enjoy the best of city life right at their fingertips. From flourishing career opportunities and a thriving arts and cultural scene, to its family-friendly neighborhoods and highly rated school system, this is a city where adventure can be found around every bend. Need an occasional vacation? The beautiful beaches and mountains of the Tar Heel state are always nearby.



HOLLY SPRINGS

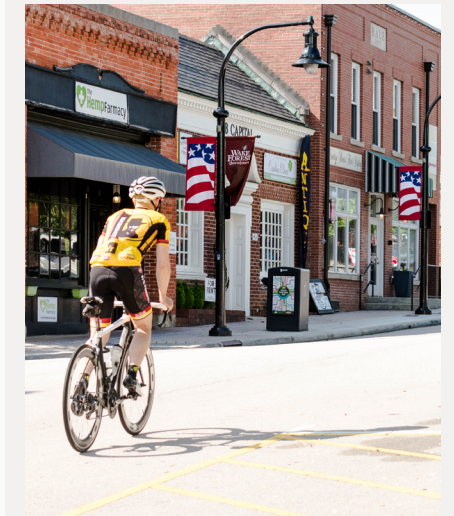
Another popular destination that blends small-town charm with modern conveniences, making it ideal for single professionals, families, and retirees. Residents here benefit from excellent schools, a host of scenic parks, and a vibrant downtown. The town's proximity to Research Triangle Park offers residents many job opportunities and urban amenities, while local events foster a close-knit community atmosphere.



THE TRI-COUNTY AREA

Encompassing Franklinton, Louisburg, and Youngsville, it combines small-town charm with easy access to Raleigh and Durham. Louisburg, known for historic sites like Louisburg College, and Franklinton, with its scenic parks, offer a rich sense of heritage and nature. Youngsville's vibrant community and family-friendly amenities make it ideal for residents seeking suburban comfort with a close-knit feel. Together, these towns create an appealing blend of affordability, history, and community spirit.

[Check Out Our Tri-County Feature Story](#)



WAKE FOREST

Experience the charm of the Raleigh suburbs in Wake Forest, NC. Its thriving downtown district offers cultural diversity and a rich international atmosphere complemented by its unique heritage. Residents benefit from numerous parks and recreation areas year-round, a highly-rated school system, and great healthcare. The suburban neighborhoods provide a friendly charm that's ideal for families.



EXPLORE TRI-COUNTY *Homes and Neighborhoods*

It's time to take a deeper dive into North Carolina's Tri-County. See the communities that offer unparalleled scenic beauty, a unique blend of relaxed small-town living and modern urban convenience, a multitude of ways to enjoy the outdoors, and more.

The collective knowledge and commitment of The Jim Allen Group team, along with award-winning builder partnerships, has yielded a collection of gorgeous homes in highly desirable neighborhoods. A home in the Tri-County is not only an investment in a sought-after lifestyle, but in the future growth of this region as well.

The Jim Allen Group (JAG) has deep roots in North Carolina and in the Tri-County region, in particular. Jim has a personal connection with this part of the state; he was born and raised here and that connection remains with him to this day.

It's safe to say that there is no other professional in the real estate industry who knows the Tri-County better than Jim does. Nor is there anyone who is so personally committed to the community, and to development that is both thoughtful and responsible.



BELLA TERRA FRANKLINTON

Discover custom-built homes by respected builders, emphasizing new construction and modern living. With diverse architectural styles, this charming neighborhood offers the perfect place for those seeking comfortable, contemporary homes in a close-knit community.

[Learn more](#)



MANORS AT HARVEST VIEW FRANKLINTON

Single-family luxury homes in this exclusive neighborhood are designed for those seeking spacious, elegant homes in a serene setting, all while being close to major conveniences.

[Learn more](#)



LAKE ROYALE LOUISBURG

A secluded oasis nestled in Central North Carolina, the single-family homes here at Lake Royale are conveniently situated between Raleigh and Rocky Mount. Spanning approximately 3,000 acres, this gated community is blessed with a tranquil lake and numerous natural springs.

[Learn more](#)



GRANDIFLORA LOUISBURG

Set in picturesque Louisburg, Grandiflora is a brand new community that provides the perfect blend of rural tranquility and modern convenience. Spacious homes and generous lots offer plenty of room for outdoor activities, making it an ideal environment for those who value space and privacy.

[Learn more](#)



GREEN HILL LOUISBURG

Located just 30 minutes from Raleigh, the single-family homes of Green Hill offer easy access to the city while providing a peaceful, small-town atmosphere. Commuters can enjoy the proximity to the city and, at the same time, Louisburg's wonderful, walkable downtown.

[Learn more](#)



ABBINGTON
YOUNGSVILLE

Located in the heart of Youngsville, Abbington offers the charm of a small town with convenient access to top-rated schools, shopping centers, and recreational facilities. The community's wide array of new construction homes are designed to suit a variety of tastes and preferences, from contemporary designs to traditional styles.

[Learn more](#)



BARTLETT MANOR
YOUNGSVILLE

The latest new construction neighborhood in Youngsville, and crafted by Caviness & Cates, each residence in this vibrant community comes with an in-house warranty, ensuring peace of mind for years to come. A short drive takes you to the variety of restaurants, breweries, entertainment, and shopping destinations that nearby Franklinton, Youngsville and Wake Forest have to offer.

[Learn more](#)



GOLDEN RIDGE
YOUNGSVILLE

These homes are designed with modern living in mind, featuring open-concept layouts, gourmet kitchens, and luxurious master suites. Each home is situated on acre-plus homesites, offering residents plenty of outdoor space and privacy. The neighborhood's spacious lots are perfect for families looking to enjoy outdoor living in a serene environment.

[Learn more](#)



HIDDEN LAKE
YOUNGSVILLE

Raise your family. Relax. Enjoy life. Discover a community of natural beauty tucked away on pristine land, with rolling topography anchored by a breathtaking, 75-acre lake. Featuring luxury homes in a gated community, Hidden Lake boasts incredible amenities that include a boathouse with a dock and kayaks.

[Learn more](#)



LILY MEADOWS
YOUNGSVILLE

Take a trip back to a time when, well, life was just a bit easier. Just 22 miles from downtown Raleigh and 29 miles to RDU International Airport, Lily Meadows presents a picture-perfect setting that you'll love to call home. This is an exclusive opportunity with only fifteen spacious homesites, all over 0.69-acres, by award-winning builder Lilium Homes.

[Learn more](#)



MAISON RIDGE
YOUNGSVILLE

Maison Ridge's convenient location offers residents the best of three worlds — the quiet, scenic charm of Franklin County, an active outdoor life, and easy access to the vibrant city life of Raleigh. Whether you're commuting to work, enjoying local recreation, playing a round of golf or exploring shopping and dining options, this community keeps you close to everything.

[Learn more](#)



PRESERVE AT NORRIS CREEK
YOUNGSVILLE

A premier residential community in Youngsville that features custom homes by Sumner Homes and Brandywine Homes. The homes here, nestled in a tranquil setting with easy access to abundant parks, walking trails, and local amenities, exemplify modern living with contemporary designs and premium finishes.

[Learn more](#)



SORRELL OAKS
YOUNGSVILLE

The ideal Youngsville community for homeowners who desire the best of both worlds — the beauty and serenity that come with the more rural areas of North Carolina with convenient access to the arts, entertainment, and cultural scenes of Wake Forest and Raleigh.

[Learn more](#)

Sell Your Home

IN A SNAP!



"We chose to sell our home the Sold it in a Snap way because it not only helped us control our closing date, but we didn't have to worry about scheduling showings or repairing or updating our home before it sold! It helped us to focus on the next goal, building our next home! Sold it in a Snap was an easy decision for us."

— Sold it in a Snap Client


Sell today, pack tomorrow. SNAP!




Thinking about selling your home, but dreading what it'll take to make it happen? The potentially expensive and time-consuming repairs and updates. Those intrusive, never-ending showings. The stress of managing this cumbersome process while trying to live your life. We get it.

Sell your Home in a Snap! We'll give you a fair cash offer* – no showings or repairs needed. We'll even work with your move-out timeline.


So, relax. With Sold it in a Snap, *you're home free.*



Does your home need repairs or updates?



Do you need a flexible move-out date?



Are you too busy for showings?

Connect with them and find out for yourself.

Learn more about Sold it in a Snap at solditinasnap.com



* In order to consistently make competitive offers and provide stellar customer service, we only purchase single-family homes, townhomes, and condos that sit on a maximum of 2 acres.

BECOME LOCAL IN *Luxury*

Luxury builders go above and beyond to craft elevated homes that speak to any demand or desire, and we offer more of these types of homes than anyone else in the market. The success is in the numbers — last year in Franklin County, of the 50 new-construction luxury homes sold, 19 were JAG homes and in Wake County, of the 533 new-construction luxury homes sold, 206 were JAG homes.

39%
of *Luxury*
New Homes

We represent 39% of the luxury market in new construction, with the help of our dedicated professionals who support our builders, communities, and real estate agents.

WHAT SETS *Luxury Homes* APART FROM TRADITIONAL HOMES.



INDOOR/OUTDOOR LIVING

These additional amenities are popular in luxury homes, especially in areas like Raleigh where the weather is beautiful year round. Features can include outdoor kitchens, pizza ovens, barbeque stations, fire pits, infinity pools, and spas. Massive sliding patio doors flood the indoors with refreshing natural light and make your living space feel more grand and open. Indoor/outdoor living features are a must for the frequent entertainer.



FINISHED GARAGES

With high-end finishes like polyaspartic or epoxy flooring and custom cabinetry, a garage can add the same upscale feel as the main living areas. They can even incorporate smart technologies for climate control and custom doors that match the home's exterior.



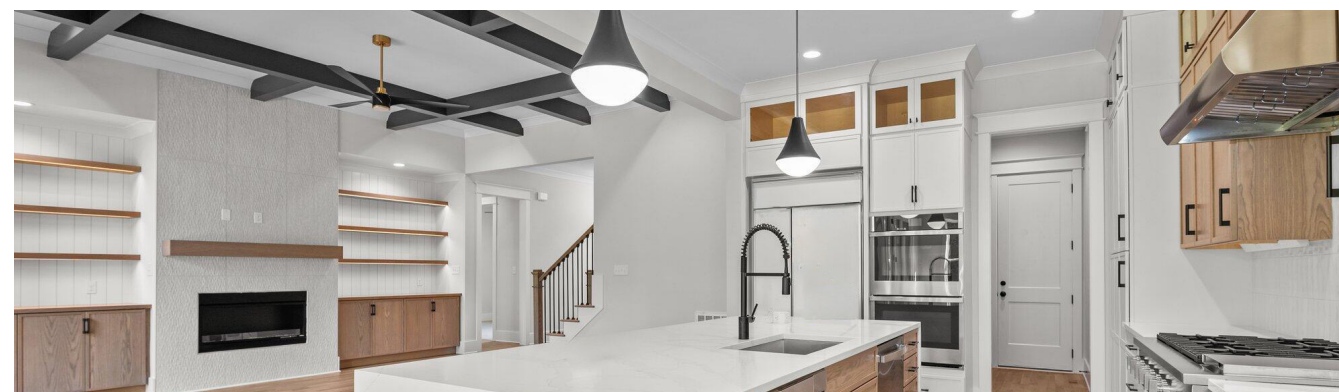
ELEVATED STONework

Elevated stonework continues to be a defining feature in luxury homes, adding sophistication and timeless beauty to interiors and exteriors alike. This high-end trend makes use of natural stones such as granite, quartz, and marble, and is often characteristic of intricately designed fireplaces, opulent kitchen backsplashes and countertops, and elegant bathroom vanities and walls. Elevated stonework is popular among homeowners for its aesthetic appeal and durability, as well as its contribution to an eco-friendly lifestyle.



BARKITECTURE FOR PETS

Luxury homes now cater to four-legged "fur-ever friends" Many new-homes are built with dog-wash stations, a space where mud and dirt can be contained with the help of flexible faucets and elevated platforms. Some builders provide designated spots for food and water bowls that can be tucked away when not in use. And the homes that really spoil your furry friends come equipped with mini fridges for pet food, ensuring every family member gets the attention they deserve at mealtime.



270 Forest Bridge Rd., Youngsville

Luxury is in the details

Thoughtful hardware, materials and architectural touches are the little things that mean a lot when it comes to luxury home construction. Custom hardware. Expansive, energy efficient, Wi-Fi-powered windows. Exposed beams, archways and crown molding. These are the kinds of features that create an unmatched level of refinement, and truly sets the luxury home experience apart.

Luxury builders will go above and beyond to craft elevated homes that speak to any demand or desire. [Read about even more features](#) that make this living a life in luxury a reality.



Thank you for letting us share this issue of **JAG Insider: Become Local** with you! We like to think of this guide as simply an extension of our dedication to supporting our neighbors and future neighbors, and we hope you enjoyed exploring it as much as we enjoyed compiling it.

Let's connect soon so we can provide you with a personalized, professional experience that helps you find your next dream home. In short, anything and everything you need to

Become Local.



5000 Falls of Neuse Road, Suite 100, Raleigh, NC 27609 | 919-845-9909

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