

# QUIETWOOD

## VILLAGE OF MENOMONEE FALLS

### About the Community



QuietWood Subdivision located in the Village of Menomonee Falls is 133 acres in size and it will contain a total of 164 building lots over three phases. Over 70% of the lots back up to beautiful, wooded parkland. Construction of 49 lots in Phase 1 is now underway. A portion of this development has been selected to be the 2025 Parade of Homes site.

The main entrance into the subdivision is on One Mile Road extending eastward thru a wooded area to a secluded open meadow that enjoys a scenic view of a hidden pond. Thirty eight single family lots are proposed. The developer intends to restrict these lots to homes of minimum size of 1,800 sq. ft. with strict architectural control of the design elements of the home. Over 70% of these desirable lots have a rear yard presence on the parkland designed into the entire development making them unique and quite desirable.

### Neighborhood Features

- 164 Homesites in 3 phases
- Country setting in a suburban paradise
- Protective covenants
- Lot exposure opportunities available
- Sussex Hamilton School District

### Directions

From I-45 Exit Silver Spring Drive. West on One Mile Rd. to subdivision entrance.

Information is deemed to be accurate and is subject to change without notice. Buyers are encouraged to review the recorded plat map and grading plans with their builder. Please call for current availability.

