

The place to be.

We believe Lawrence, Kansas is a great place to live, and that our new Langston Heights neighborhood in West Lawrence represents perhaps the fastest growing, convenient, attractive and ideally located place to be.

Langston Heights is the first sizable new neighborhood in Lawrence since the city's development requirements were updated. Streets feature sidewalks on both sides of the street and, in multiple locations, neighborhood bicycle/pedestrian paths will connect to a miles-long city bike path.

Langston Heights is the place to be for almost anyone because it offers a wide variety of residential options and serves diverse needs. Langston Heights is designed to appeal to a broad range of homeowners and in several ways will establish the standard for future development in West Lawrence, while respecting the character of our surrounding environs and our community as a whole.

Langston Heights represents perhaps the most ideally and conveniently located neighborhood in West Lawrence, where it will serve a large and rapidly growing share of the population.

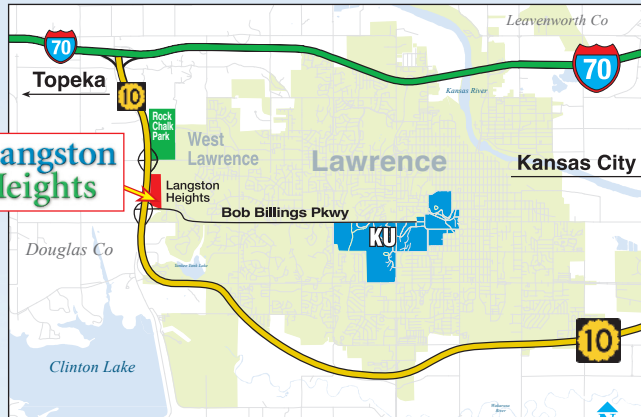
RSR Development is proud to present this unique, exclusive real estate opportunity.

For more information,
or to take a tour please call us today.
785.766.8470 • LangstonHeights.com



Great Location and Access

Langston Heights is located in West Lawrence at the northeast corner of K10 Highway (South Lawrence Trafficway) & Bob Billings Parkway. There is easy access to KU, Hwy 10, and I-70 for commuting residents.



Being located in the heart of West Lawrence provides easy access to many popular venues and employment. Plus, the Langston Commons retail shops and restaurants will serve Langston Heights residents with safe and easy pedestrian access.

Lifestyle Oriented

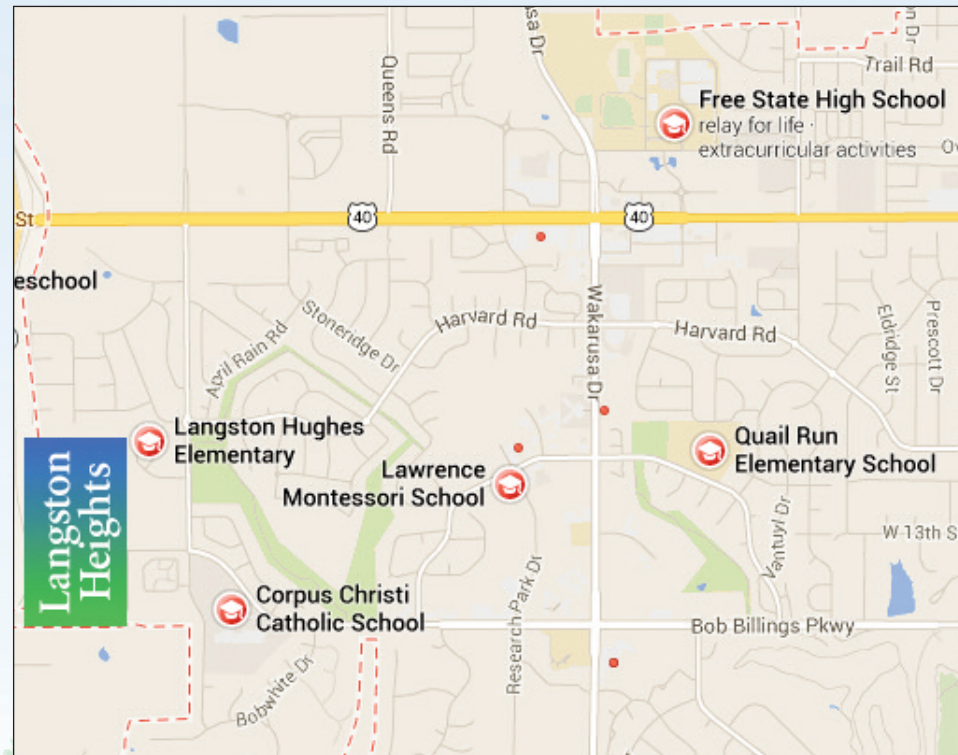
Langston Heights is set in the vibrant West Lawrence community that offers the benefits of being located in a lifestyle oriented area with great access to leisure and recreation.

There are multiple user friendly access points to nearby Clinton Lake State Park, golf courses including Alvarado and Eagle Bend, Mutt Run, the local off-leash dog park, as well as the new \$50 million recreation center, Rock Chalk Park.

Nearby Schools

Langston Hughes Elementary School lies just a few hundred feet to the east. Corpus Christi Catholic Church, which is only a quarter mile from Langston Heights, offers elementary and middle schools. Free State High School is only a mile and a half away.

The local schools' interface with Langston Heights will promote foot and bicycle traffic. Abundant pedestrian, bike and public transit opportunities are available. Surrounding roadways relieve peak-hour auto/pedestrian congestion at nearby Langston Hughes Elementary School.



Lots to Choose From

We have a wide range of lot types and sizes including single-family and luxury townhome building sites.

Lot prices range from \$38,500 to \$82,500.

Homes constructed by Bob Santee at Langston Heights will offer innovative designs with easy low maintenance, plenty of flexible space, today's best features, and our highest standards for quality and efficiency. You can personalize your new home with the assistance of Bob, or use your own design and builder.



For a complete listing of lots and prices, visit our website at LangstonHeights.com.

For more information, or to take a tour of the property, call 785.766.8470 today.