



BILTMORE CO.

Built Better, Beautifully

2-1

**BUYDOWN BY
BILTMORE CO.**

Now is your chance to unlock affordability with interest rates as low as 4.75%*. For a limited time on select homes these lower rates are made possible through a 2-1 buydown exclusively through Biltmore Co., LLC's preferred lender Movement Mortgage.

BUY NOW, SAVE LATER

Don't let interest rates hold you back from achieving your homeownership goals. Ask us about affordable monthly payments. Now offering a 2-1 Buydown on select homes when you purchase with Biltmore Co., LLC at Bellemeade.

BELLEMEADE



The Westgate at \$574,900

3892 W Stone House Lane, Eagle, Idaho

Discover the Westgate, a beautifully designed home by the award-winning Biltmore Company LLC. This exceptional home sits on the picturesque park with open northeast views throughout the entire back of the home. The spacious great room, complete with a gas fireplace, is perfect for cozy evenings and entertaining. The chef's kitchen is a true showpiece, featuring stainless steel appliances, quartz countertops, and a corner pantry for ample storage. A main-level office provides the perfect space for remote work or study, while an upstairs bonus room offers endless possibilities for a media room, playroom, or additional living space.

TOTAL monthly payment estimates with conventional 20% down loan.

YEAR 1	4.75%	\$2,817 / MONTH
YEAR 2	5.75%	\$3,101 / MONTH
YEAR 3-30	6.75%	\$3,400 / MONTH

Based on 6.525% APR

*To qualify for the incentive, buyer must put 20% down and use Biltmore Co. LLC's preferred lender, Movement Mortgage (NMLS 39179). Not all buyers qualify. Monthly payment includes estimated taxes (\$188/mo.), insurance (\$70/mo.), HOA (\$160/mo.), PMI, and is based off a 760+ FICO score. These are estimates only, not guaranteed payment amounts. Mortgage insurance is required on all conventional loans with a down payment of less than 20% & all FHA loans. Lender paid Mortgage Insurance results in a loan with a higher interest rate than one with other mortgage insurance options. Estimated payments & APR are based on a 760+ FICO credit score. Loans are subject to credit approval. Rates above are quoted as of 6/5/25, and may increase or lower based on the fluctuation of daily market rates. This promotion is valid for a limited time on new contracts only.