

## FULL NAME OF COMMUNITY HEARTWOOD AT RICHMOND HILL

### QUICK FACTS

- **DEVELOPER** Raydient Places
  - Located at the new I-95 Exit 82
  - City Limits of Richmond Hill, GA
  - Just shy of 7,000 acres of master-planned opportunity
  - **ENTITLEMENTS** 10,600 homes ■ 3,150,000 sq ft commercial ■ 15,800,000 sq ft industrial
  - **HEALTH FORWARD** intentional wellness community
  - Located within walking distance of highly-rated public schools (PreK-12)
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### THE OUTFITTERS

**LOCATION** Half a mile east of Interstate 95 at Exit 82

**ADDRESS** 35 Outfitters Park Drive, Richmond Hill, GA 31324

The trailhead for experience at Heartwood, whether you are just discovering Heartwood or heading out for your daily hike, this is where living the lifestyle begins.

### OUTFITTERS PARK

- Public Playground (ages 3 to 12)
- Public The Green, 1+/- acre lawn community gathering for activities: movies on the green, food trucks...
- Private Pool & Pavilion (exclusive for residents)
- Lagoon with recreational activities such as paddleboarding and kayaking
- Public Trail System
- "The Hill"

**CONSTRUCTION PARTNER** Omega Construction

**LANDSCAPE** The Greenery

**ARCHITECT** 505 Design

**LANDSCAPE ARCHITECT** Land Design

# COMMUNITY FAQ'S CONTINUED

## LOBLOLLY AT RICHMOND HILL

- **ZONING** Single-Family Residential Development
  - **INITIAL LOT OFFERING** 172 Homesites
  - Located Half mile east of I-95 at Outfitters Park Drive
  - **BUILDER** Pulte Homes + Centex Homes
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## POPLAR PLACE

- **ZONING** Commercial
  - Located .2 miles west of I-95 at Pioneer Street
  - **HOME TO** EnMarket, Stop N Store, Future Hotels
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## BELFAST COMMERCE PARK

- **ZONING** Industrial
  - Located west of I-95, Exit 82
  - **HOME TO** Caesarstone (2015), Medline Industries (2022), Xebec, Anatolia, Ascendum, Bryan County Economic Development Authority (2020)
  - Tier 1 Military Zone Status
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## FUTURE DEVELOPMENT

- **ACTIVE SENIOR LIVING**  
Age restricted 55+

## ■ MULTI-FAMILY

In-town Living  
Apartments

## ■ OUTFITTERS VILLAGE

Mixed use/ walkable  
Neighborhood retail  
Homesites  
Park(s)

## ■ MEDICAL CAMPUS

Health Forward Initiative  
*Announcement August 2022*

## ■ LARGE COMMERCIAL

Chain Grocery + Retail

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## FOOTNOTES

### ABOUT HEARTWOOD

Imagined as the new part of a historic town, inspired by the beauty and durability of the forests, Heartwood is a new community in Richmond Hill, Georgia. Heartwood at Richmond Hill offers a lifestyle that will span the generational needs of people and the ever-evolving needs of business. Whether you are growing a family, growing an entrepreneurial dream, expanding your business footprint, or just looking to mature somewhere that has it all, Heartwood is a place to live, work, and play in one location. Heartwood is being developed by Raydient Places, a taxable subsidiary of Rayonier Inc., a real estate investment trust. To learn more about Heartwood, visit [HeartwoodLife.com](https://HeartwoodLife.com) or email [Marketing@HeartwoodLife.com](mailto:Marketing@HeartwoodLife.com)

### ABOUT RAYDIENT

Raydient masterplans, develops, builds, markets and sells “places and properties” ranging from multi-use communities and industrial parks to rural homesteads and recreational lands. Raydient is a taxable subsidiary of Rayonier (NYSE:RYN), a leading timberland real estate investment trust with assets located in some of the most productive timber growing regions in the U.S. and New Zealand. When the real estate market demands a higher and better use for a property, our team steps in to transition that timberland for its future purpose. Get to know us at [Raydient.com](https://Raydient.com).