



# LABAYE ESTATES

**HOME SITES STARTING AT \$44,900**

1411 S. Webster Ave  
Green Bay, WI 54301  
Ph 920.437.7700 • Fx 920.437.7707  
psoletski@baylakesbuilders.com  
www.baylakesbuilders.com

- Area** 101-Northeast
- Municipality** Green Bay
- Schools** Red Smith/  
Preble
- Natural Gas** Yes
- Electric** Yes
- Water** Municipal
- Sewer** Municipal
- Cable** Yes
- Telephone** Yes
- High-Speed Internet** Yes

<b>Durham Road</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>103</b>
	<b>Yorkshire Road</b>												
	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>Sold</b>	<b>104</b>

**B**eautiful wooded home sites with mature trees one block away from popular Red Smith K-8 School, UWGB, Shorewood Golf Course & the scenic trails of Cofrin Arboretum for bicycling, cross country skiing, or nature hikes. Architectural control and custom homes by Bay Lakes Builders & Development.

Restrictive covenants to protect your investment. One-story homes: 1,600 sq ft. 1.5-Story homes: 2,000 sq ft. 2-Story homes: 2,000 sq ft.

**Driving Directions:** North on Nicolet Drive To Scottwood Drive. East to Sussex St. to Fagerville Way. Left to Yorkshire.

Lot	Street	Dimensions	Price
103*	Yorkshire Dr.	86 x 130	\$44,900
104*	Yorkshire Dr.	90 x 130	\$47,900



\*denotes wooded lot

**Protective Covenants Summary**  
 1-story home: 1,600 sq. ft. • 2-story home: 2,000 sq. ft. • Custom homes by Bay Lakes Builders  
 Architectural building covenants apply • Contact us for a complete list of protective covenants  
 Information and values herein subject to change without prior notice.

# ABOUT THE BUILDER



1411 S. Webster Ave., Green Bay, WI 54301 • 9352 Park Place PO Box 593, Fish Creek, WI 54212  
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Over the past 20 years, Bay Lakes Builders has become recognized as one of the premier builders of custom homes throughout Northeast Wisconsin. Guided by the integrity and vision of founder and President Paul E. Soletski, he and his dedicated staff continue to raise the bar in what quality means to new home construction. Over the course of his entire 30-year career in the housing industry, Paul has worked with some of the finest subcontractors and suppliers in the area to construct over 500 attractive and quality-built homes with an emphasis on energy-efficiency.

Joe Nagan, Technical Director for the former Wisconsin Energy Star Homes program (now called Wisconsin Focus on Energy), goes on to state, "The blower door testing on Bay Lakes Builders' program homes show that they are not only meeting our stringent air tightness requirements, but are exceeding the target on average by 50%. This should provide their customers with an increase in comfort, long-term building durability, and a permanent reduction in long-term operating costs."



While Bay Lakes' longevity alone is testament to continued customer satisfaction, this year Bay Lakes once again received the prestigious honor of "Guildmaster" from a third-party company, GuildQuality, that administers post-construction surveys on behalf of home builders across the country. 98% of customers surveyed since 2004 responded that they would recommend Bay Lakes Builders to a friend or family member. This is well-reflected on the "testimonials" page of [baylakesbuilders.com](http://baylakesbuilders.com), where dozens of past customers state their satisfaction with how Bay Lakes Builders handled their custom home or remodeling project.

When it comes to making one of the most significant investments of your lifetime, you can trust the experienced professionals at Bay Lakes Builders to provide satisfaction and value in building the home of your dreams. Call them toll-free at (800) 492-3666 or visit [www.baylakesbuilders.com](http://www.baylakesbuilders.com) where you will find dozens of testimonials from other satisfied customers. References from other **LaBayer Estates** residents who have built their dream homes with Bay Lakes are available upon request.



Thank you for making our home building experience a complete success. From the start of this building project, your staff showed complete professionalism, patience, support, and kindness. When we started building this home, we were living 2 1/2 hours away and your staff maintained constant communication regarding nearly every element of the process through email, phone conversations, and occasional digital photos of the building site. Your team created an expense budget that was very appropriate to our plans and this allowed us to stay comfortably with our budget.

We have been in our home 2 years and I am most impressed by your commitment to your customers. The few post construction issues we've had have been dealt with in an efficient and thorough manner.

Andy and Julie Bobholz  
LaBayer Estates Residents

Bay Lakes Builders far exceeded our expectations in what "quality" service and home construction meant. One always hopes for the best, but with Bay Lakes we got it! Communication was excellent throughout the building process and just as good after. Vendor selection was superb. And the value of our house has already risen in the short time we have been here. Our home is beautiful, comfortable and even more than we had imagined it would be. Thank you, Bay Lakes, for a wonderful and very positive building experience!

The Filpulla-McArthur Family  
LaBayer Estate Residents

We have been in our house for nearly 8 months now and want to express our thanks to all of you at Bay Lakes for making the building process such a great experience. Starting with the early planning sessions, we came to appreciate that custom home building with Bay Lakes is just that — custom design with imagination and sensitivity. The quality makes us proud to live here and the special features make it marvelously functional. We also appreciate the follow-up minor repairs that have provided confidence in the quality and value of our house. Thanks to all of you...for a result that exceeded even our very high expectations.

Sincerely,  
Bob Howe and Amy Wolf  
LaBayer Estates Residents

FOR PHOTOS, FLOOR PLANS, TESTIMONIALS, HOME SITES AND MORE - VISIT US AT

[WWW.BAYLAKESBUILDERS.COM](http://WWW.BAYLAKESBUILDERS.COM)