



# HAKES BROTHERS®

Own the Home You Love.






www.hakesbrothers.com

**4.75%**  
**(5.73% APR)**  
**FHA/VA on**  
**Select Quick**  
**Move Ins\***

## Quick Move-In Homes

### Veranda Signature | West San Antonio

As of **August 11, 2025**

	Address	Plan	Sq.Ft	BR	BA	GAR	Level	Price	Estimated Completion
	<b>1606 La Gande Jatte*</b>	Jasmine	1,781	3	2	2	1	<del>\$402,360</del> \$359,999	Ready Now
	<b>1713 La Grande Jatte*</b>	Bandera	2,440	5	4	2	2	<del>\$456,525</del> \$419,747	Ready Now
	<b>1701 La Grande Jatte</b>	Jasmine	1,781	4	2.5	2	1	<del>\$394,020</del> \$379,999	Ready Now
	<b>1602 La Grande Jatte</b>	Poinsettia	2,675	5	4	2	2	<del>\$483,205</del> \$449,747	August
	<b>1705 La Grande Jatte</b>	Poinsettia	2,675	4 +Flex +Study	2.5	2	2	\$447,578	September

- **Standard Features:** Hand Troweled Walls, Built-In Appliances, Tankless Water Heaters, and more!
- **Hometown Heroes Package:** \$1,500 in Flex Cash
- **Location, Location, Location:** Quick Access to Loop 1604, SH-151, and Highway 90
- **Amenities:** Pool, Splash Pad, Playground, and More!
- **HOA Fees:** Only \$120/Quarter
- **School District:** Highly Sought After Northside ISD

### Ask About Our Move-In Package!

This August we're making move-in easy with our **Move-In Package**: Get a **fridge, washer, dryer, blinds, and a garage door opener** all included when you purchase a select Hakes Brothers home this August.

**Vicki Stephenson Boyd**

210-912-0912

vicki.boyd@hakesbrothers.com

**Michael Lee-Kapsalis**

726-203-1170

michael.lee-kapsalis@hakesbrothers.com

\*Promotional offer available on select Hakes Brothers homes that contract by 8/1/2025 and close by 8/31/25. Offers, plans, prices, and home availability are subject to change without notice. To qualify for rate promotion, buyer must finance through Alta Home Lending, a division of Republic State Mortgage (NMLS ID #62411). The special financing rate offer is paid for by Hakes Brothers and applies to loans with the following terms: a 30-year FHA or VA fixed-rate mortgage with a minimum 3.5% down payment and a minimum credit score of 680 for a primary residence. The illustrative rate is 4.75% (5.73% APR). For a 30-year FHA loan on a \$305,000 home with 3.5% down payment, \$294,325 loan amount, 680 FICO score, with a note rate of 4.75% (5.73% APR) (includes upfront mortgage insurance premium). Pricing and APR are for example purposes based on a sample property, qualified credit score and loan approval, subject to change without notice. Details provided as informational only. Additional requirements, restrictions, and underwriting conditions may apply. This is not a commitment to lend. Only the buyer's lender can provide a specific interest rate or issue a loan commitment under this special financing rate promotion. Hakes Brothers, in partnership with Alta Home Lending, has secured a locked fixed interest rate for a designated pool of funds. This special rate is available only while funds last or until the rate lock expires. Availability is limited and offered on a first-come, first-served basis. Rates are subject to change once the designated funds are exhausted, and may vary based on the buyer's credit profile, loan-to-value ratio, and property characteristics. The special financing rate is not guaranteed and is contingent upon the buyer meeting all loan approval requirements, including obtaining an FHA or VA loan with a minimum 680 credit score. Incentives and contributions provided by Hakes Brothers are subject to lender limits, loan program guidelines, and may affect the buyer's loan amount or terms. Additional lender down payment requirements may apply. All loans are subject to credit approval. Not all loans available in all areas. Other terms and conditions apply. Actual rates and terms available to borrowers may vary based on credit qualifications, documentation requirements, and prevailing market conditions. Seller is not a lender and is not acting on behalf of or at the direction of HUD/FHA or the Federal government. Buyer may not combine this offer with other offers published by Hakes Brothers. See Community Sales Manager for details. \*\*The Move-in package contains a stainless-steel side by side refrigerator, a white washer and dryer, 2" white faux wood blinds, and a standard garage door opener with 2 remotes. Models and manufacturer will be determined by the builder, and builder reserves the right to make changes to this package based on availability.

