



Whether you're enjoying scenic walking trails, or gathering with friends at The Oasis, life here moves at your perfect pace.  
[terrapiinliving.com](http://terrapiinliving.com)

## Where is Terrapin located?

*Fawnbrook Way NE, Leland, NC 28451*

Terrapin is nestled in the charming town of Leland, North Carolina—just a quick 20-minute drive from Wilmington International Airport. To get here, head west on US-74/76 and enjoy a scenic ride across the Cape Fear River. Along the way, you'll be treated to your first taste of coastal Carolina, where wide blue skies stretch over lush marshlands and tall, whispering pines. It's a route that welcomes you home with natural beauty and southern grace.

## What are the amenity offerings within terrapin?

- » Walking & Biking Trails
- » Fitness Center
- » Parks
- » Clubhouse
- » Bocce Ball
- » Lake Terrapin
- » Fishing Dock
- » Kayak Launch
- » Dog Park
- » Resort Style Pools (The Oasis)
- » Gathering Green
- » Pickleball Court
- » Sports Courts
- » Neighborhood firepit(s)

## Points of interest and drive times to Terrapin

Terrapin is just 12 minutes from historic Downtown Wilmington, North Carolina, 20 minutes from an international airport, University of North Carolina Wilmington, a regional medical facility, and nearby beaches. Shopping, dining, and attractions are also only minutes away.

- » Grocery Store | *Coming Soon On-Site*
- » Leland Town Center (Shopping) | 10 min
- » Downtown Wilmington | 12 min
- » Wilmington International Airport | 20 min
- » New Hanover Regional Hospital | 20 min
- » Medical Campus | *Coming Soon On-Site*
- » Mayfaire Town Center (Shopping) | 28 min
- » Wrightsville Beach | 34 min



## FREQUENTLY ASKED QUESTIONS

### Taxes

The Brunswick County ad valorem (property) tax rate for Fiscal Year 2025 (*July 1, 2025 to June 30, 2026*) is 0.3420 (*34.20 cents per \$100 value*).

**BRUNSWICK COUNTY TAX RATE** 0.3420%

**LELAND TAX RATE (MUNICIPAL)** 0.2700%

### HOA Fees

#### TH: \$303.32/mo TOTAL

\$42.06 to Master

\$33.60 to Osprey Reserve for shared expenses with SF

\$102.66 to Osprey Reserve for TH maintenance/landscaping

\$125.00 to Osprey Reserve for insurance

#### SF Homes: \$164.66/mo TOTAL

\$42.06 to Master

\$33.60 to Osprey Reserve for shared expenses with THs

\$89.00 to Osprey Reserve for landscaping

### What School District serves Terrapin?

Terrapin is nestled within the highly regarded Brunswick County School District, known for its strong academic programs. *Families can feel confident knowing their children have access to top notch learning opportunities close to home.*

K – 5	Town Creek Elementary	10.7 miles
K – 5	Roger Bacon Academy	4.2 miles
6 – 8	Town Creek Middle School	10.5 miles
9 – 12	North Brunswick High School	6.2 miles

*\*Bus service is provided.*

### Where are the closest fire and police stations?

Station 52 (HQ)	11 miles
Station 51	3.8 miles
Leland Police Dept.	7.4 miles

### Who provides utilities to Terrapin?

H2GO - Brunswick Water + Sewer	(910) 371-9949
Duke/Progress Energy	(800) 842-5871
Trash - GFL	(910) 762-7563
Focus Broadband	(888) 367-2862
Spectrum	(888)954-3781

### Homesite Size and Selection

2,195 total approved homes in Terrapin

*Now Selling: Single-Family Homesites, Duplexes, and Townhomes.*



### BUILDERS

#### Atlantic Homes

Model: 2215 Calm Waters Drive, Leland, NC 28451

Phone (910) 443-0243

#### Chesapeake Homes

Model: 3004 White Magnolia, Leland, NC 28451

Phone (910) 841-1814

#### Kent Homes

Model: 2211 Calm Waters Drive, Leland, NC 28451

Phone (910) 742-5736

#### Legacy Homes

Model: 2207 Calm Waters Drive, Leland, NC 28451

Phone (910) 550-1167

#### Logan Homes

Model: 1010 Fryar Avenue, Leland, NC 28451

Phone (910) 830-8839

#### McKee Homes

Model: 1117 Osprey Reserve, Leland, NC 28451

Phone (910) 671-7491