

WELLINGTON
W · V I E W · N



*Take a Walk Through Paradise...
at Wellington View*

*I*magine a place where tranquil preserves and sparkling lake vistas combine with an ideal location within minutes of the endless activities of Southeast Florida. Then, add elegant single-family residences built by Toll Brothers, the nation's leading builder of luxury homes. This is Wellington View—where nature and luxury perfectly coexist.



Where Dreams Meet Reality

Live in Wellington View, and you'll live in a peaceful, gated community where beauty and elegance are a part of your everyday life; where serene lakefront settings, lush Florida landscaping and blissful privacy define daily existence. Offering you a luxurious lifestyle and a warm, welcoming neighborhood, Wellington View is an ideal place for you and your family to meet new friends and neighbors. It is a quiet haven with almost every type of activity close at hand.

The magnificent vistas of nearly 80 acres of lakes and preserve areas serve as the backdrop to the picturesque home sites of Wellington View. At the center of it all will be the stately club and recreation complex, which will function as the true centerpiece and social meeting place of the community. Whether you are enjoying a morning workout in the fitness center, a game of tennis with neighbors, or an afternoon with your family at the playground, the Wellington View lifestyle will offer you a welcome feeling of luxury and relaxation within a true community.





Education Is a Top Priority

As a Wellington View homeowner, you will join a community where education is given the highest priority. Superb public schools include Cholee Lake Elementary and Okeehelie Middle, in addition to the brand new Palm Beach Central High School, which opened in August 2003. This state-of-the-art facility offers both morning and afternoon sessions, in addition to an expansive curriculum and array of extracurricular activities. The Palm Beach County School District provides gifted programs at all grade levels and college advanced placement courses at the high school level. The district also offers elementary, middle and high school International Baccalaureate programs that provide students with a world-class education from kindergarten through the twelfth grade. These programs have won recognition for being among the best International Baccalaureate programs in the world.

Superb private schools, including Kings Academy, Cardinal Newman and Wellington Christian, are all within 15 minutes of Wellington View.

The main campuses of Palm Beach Community College, Florida Atlantic University and Lynn University offer a wide diversity of day and evening courses, including adult and continuing education programs, and are all within 25 minutes of your new home. Additional academic institutions including Barry University in Miami Shores and the University of Miami in Coral Gables are within a 75-minute drive.



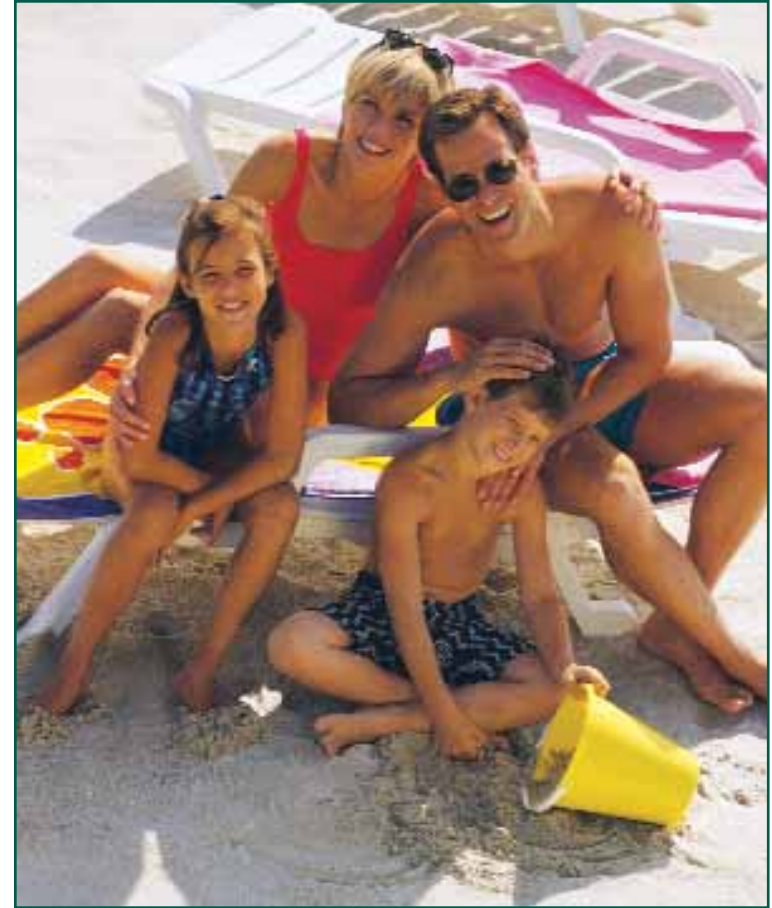
The Good Life in Southwest Florida

South Florida is rich with culture, entertainment and recreation, and the Wellington area is one of the region's best kept secrets. A thriving community with a small town ambiance, Wellington provides the relaxed atmosphere of country living, while offering superior schools, excellent shopping, and a wide choice of leisure activities close to home. The heart of West Palm Beach is just 20 minutes away, with downtown Palm Beach just 5 minutes further. The Florida Turnpike and Interstate 95 can be reached within 10 and 15 minutes, making popular destinations such as Boca Raton and Fort Lauderdale reachable within 25 and 45 minutes, respectively. In addition, Palm Beach International Airport is conveniently located only 15 minutes from your new home.

Just 15 minutes away, you and your family can discover history and art at the Flagler Museum, or world-class entertainment at the Kravis Center, featuring theatrical presentations, the symphony, the opera and the ballet. Fine dining is raised to an art form in the culturally rich area of Palm Beach. From casual outdoor cafés to elegant, award-winning restaurants, the area overflows with superior dining options to suit all tastes and occasions.

Wellington View is also close to all types of shopping, from quaint antique and specialty boutiques to the most modern malls. For convenient one-stop shopping, the Wellington Town Center is just five minutes away. The fabulous Mall at Wellington Green, also just five minutes away, features Nordstrom, Dillard's and Burdines, in addition to 150 fine specialty stores. In the downtown areas of Wellington and West Palm Beach you will discover unique shops where you can count on receiving personalized service from shopkeepers who remember you by name. Palm Beach's Worth Avenue, just 25 minutes away, features exclusive boutiques such as Tiffany, Cartier, Chanel, Gucci, Louis Vuitton and many more.

Religious services near Wellington View are offered by most faiths. Excellent medical facilities are also comfortably close. Wellington Regional Hospital, only five minutes from your new home, and Palms West Hospital, just 15 minutes away, offer a complete range of medical services. In addition, the hospitals and medical facilities of West Palm Beach, acclaimed for research and treatment, are very accessible from Wellington View.



The surrounding area also offers many recreational attractions for the entire family. Several private country clubs are located nearby, including Banyan Country Club and Palm Beach Polo and Golf Club. Challenging semi-private and public golf courses including Wellington Country Club, Winston Trails and Emerald Dunes are within 15 minutes of your new home. The Intracoastal Waterway and beaches of the Atlantic Ocean, within 25 minutes, provide a year-round haven for sunbathers, boaters, fishermen, snorkelers and other water sports enthusiasts. Lush, beautifully maintained local parks are located within ten minutes, including Okeeheliee and John Prince parks, where you and your family can enjoy swimming, hiking, picnicking and water skiing year round.

Professional sports are also at your doorstep. The Miami Dolphins, Florida Marlins, Florida Panthers and Miami Heat all make their home only a short drive south of Wellington View. If baseball is your interest, Roger Dean Stadium in Jupiter hosts spring training camp for the St. Louis Cardinals and the Montreal Expos. The minor league teams of the Florida Marlins also play at this stadium. In addition, the famous "Dodgertown" serves as the spring training site for the Los Angeles Dodgers, and is just over an hour's drive in Vero Beach.

If horses are your passion, Wellington is home to the world-renowned Palm Beach Polo and Equestrian Club, with a full winter polo season and equestrian activities at Stadium Jumping, one of the world's premier equestrian facilities. In addition, there are many interconnected riding trails that wind throughout the area, and riding instruction is available for all ages and skill levels.

You Will Live and Entertain with Pride in Wellington View!

A Name That Means Luxury Living

At Toll Brothers, we build more than homes. We build *communities*. For more than 36 years, we've been building communities in picturesque settings where luxury meets convenience, and where neighbors become lifelong friends. Toll Brothers is there—in the smallest finishing details of your home, in the setting that makes your home part of a neighborhood, and in the neighborhoods that create your community.

When you choose Toll Brothers, you are choosing our unwavering commitment to quality and customer service. We are honored to have won the three most coveted awards in the home building industry: **America's Best Builder**, **National Builder of the Year**, and the **National Housing Quality Award**.

But our greatest reward comes from the recognition we receive from our home owners. As the nation's leading builder of luxury homes, we take pride in creating homes that are as beautiful to look at as they are comfortable to live in. Each Toll Brothers home offers a combination of quality materials and superior design, where every detail is meticulously crafted and every enhancement you select is seamlessly added to create a customized home that is uniquely yours.

Our ultimate goal is for you to move into a home built to the highest standards. To make sure your home meets your expectations, we offer a unique two-step pre-settlement orientation program. The first detailed orientation takes place five to seven days before settlement, utilizing Toll Brothers' nine-page checklist as a guide. Then, once again prior to settlement, you'll inspect your home to see that every item you noted at the first orientation has been addressed. The result is that you can entertain guests as soon as you move in! To give you lasting peace of mind, we provide a ten-year limited warranty.



Toll Brothers
America's Luxury Home Builder™

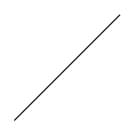


At Toll Brothers, we believe that preserving the natural environment is an integral part of creating a community you'll be proud to call home. We take our commitment to environmental stewardship seriously. Nationwide, Toll Brothers encourages environmental awareness by partnering with conservation groups such as the National Wildlife Federation and the Audubon Society—earning community certifications for programs such as Backyard Wildlife Habitats and Audubon Cooperative Sanctuaries for Golf Courses, respectively. These certifications assure our residents that the natural beauty of their communities will remain a proud legacy for generations to come.

The luxurious homes we build are specifically designed to harmonize with the scenic beauty of the surrounding landscape. We preserve as much open space as possible, incorporating the existing hills, trees, and ponds. As part of our award-winning efforts, we've saved and subsequently transplanted thousands of trees, preserved peaceful creeks, and restored sparkling ponds—and we've created community walking trails so residents can enjoy these tranquil settings.

Toll Brothers is the nation's premier builder of luxury homes and is currently building in Arizona, California, Colorado, Connecticut, Delaware, Florida, Illinois, Maryland, Massachusetts, Michigan, Nevada, New Hampshire, New Jersey, New York, North Carolina, Ohio, Pennsylvania, Rhode Island, South Carolina, Texas, and Virginia. With this experience behind us, you can be assured that your new home in Wellington View will be a source of pride and satisfaction for many years to come. Toll Brothers, Inc., is the successor to three generations of home builders and is a publicly owned company whose stock is listed on the New York Stock Exchange (NYSE:TOL).

Pocket Folder



DIRECTIONS:

From Florida's Turnpike, exit at Lake Worth Road (Exit 93) and travel west to 441/State Road 7. Turn right and proceed north to Forest Hill Blvd. Make a right turn, and proceed to Lyons Road. Turn left onto Lyons Road and travel 1½ miles to the Wellington View entrance on the left.



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