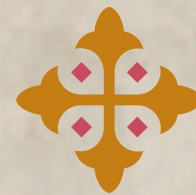


# Welcome Home to ...

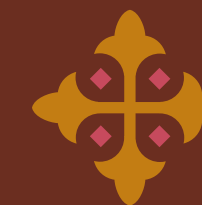


## BROUGHTON

Broughton  
1900 Arrington Court  
Colleyville, TX 76034

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tollbrothersatbroughton.com



## BROUGHTON

*If you take a few minutes to read this brochure, you will find that the time was well spent. This brochure is filled with facts ... facts you should know when considering a place to live.*

*Surrounded by a beautifully wooded landscape, wide boulevards with mature trees, and plentiful open spaces, Broughton is a community of luxurious homes located in the prestigious city of Colleyville. Nestled in a charming suburban setting, this intimate and sophisticated community is just minutes from any convenience you may need.*



### DIRECTIONS:

From the north entrance of Dallas/Fort Worth International Airport:  
Follow signs to TX- 114 W/TX-121 S towards Fort Worth. Once on TX-114 W/TX-121 S travel 2 ½ miles and take the Highway 121 S exit on the left. Continue 1 ½ miles and take the Hall Johnson Road exit. Turn right onto Hall Johnson Road and travel 2 7/10 miles. The community entrance will be on the right.

From the south entrance of the Dallas/Fort Worth International Airport:  
Traveling west on TX-183 take the TX-121 N exit. Travel 3 4/10 miles and take the Hall Johnson Road exit. Turn left onto Hall Johnson Road and continue 2 7/10 miles. The community entrance will be on the right.



### A CONVENIENT PLACE TO LIVE

In Broughton, you will enjoy the relaxed atmosphere of suburban living with superior schools, excellent shopping, and a wide choice of cultural events close to home. Highways 26, 121, 114, and 360 can all be reached within 10 minutes. Commuting by car to the Las Colinas and Alliance business districts is an easy ride on any of these highways. Dallas and Fort Worth can both be reached in 30 minutes. Dallas/Fort Worth International Airport in Grapevine can be reached in just 15 minutes, while Love Field Airport in Dallas is 30 minutes from your new home.

### A FOCUS ON EDUCATION

As a Broughton homeowner, you will join a community where education is given the highest priority. In the Grapevine-Colleyville schools, students consistently earn many awards and scholarships for high levels of achievement in mathematics, science, history, and music. The Grapevine-Colleyville high schools are known for their high academic standards and Glenhope Elementary\* was rated Exemplary in 2010. Gifted programs are available at all grade levels, and the high school offers college Advanced Placement courses.

Superb private and parochial schools, including Barbara Gordon Montessori School, Colleyville Montessori School, Holy Trinity Catholic School, Covenant Christian Academy, and Crown of Life Lutheran School are all within 10 minutes of Broughton.

Excellent academic institutions including Southern Methodist University, University of Texas at Dallas, and the University of Texas – Arlington are within 30 minutes, putting the state's finest learning opportunities at your reach. In addition, the University of North Texas in Denton is 45 minutes away.

\*Schools subject to reassignment by governing authorities.



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America's Luxury Home Builder®

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### A CULTURAL AND RECREATIONAL PARADISE

Broughton, offering you both an exclusive neighborhood and a classic lifestyle, is an ideal place for you and your family to make new friends. It is a tranquil place to live with almost every type of recreational activity close at hand. Several challenging private and semiprivate golf courses and country clubs are nearby, including Timarron Country Club, Vaquero Golf Club, and Trophy Club. Scenic public golf courses, including Sky Creek Ranch Golf Club, Cowboys Golf Club, Grapevine Municipal Golf Course, and Bear Creek, are within 20 minutes. The beautiful Grapevine Lake, spanning 7,280 acres, is only 20 minutes away and offers boating and other water sports. Several local and state parks are located within 15 minutes, including Kimzey, Sparger, and Woodbriar Parks. At these parks you and your family can enjoy fishing, hiking, and picnicking. The Pleasant Run Soccer Complex and Park, an award-winning 33-acre facility, is less than 5 minutes away and features soccer fields, picnic areas, a one-mile multi-use trail, and concession facilities. Fitness and exercise clubs, including Life Time Fitness at the Colleyville Town Square, are within 10 minutes of your new home.

In Dallas and Fort Worth you can enjoy a fabulous range of cultural and recreational activities and explore an eclectic array of international dining, world-class entertainment, museums, and art galleries. Anchored by the Morton H. Meyerson Symphony Center, Winspear Opera House, and Dallas Museum of Art, the Dallas Arts District is one of the largest in the country. In Fort Worth, you can check out an authentic Texas experience at the Stock Show & Rodeo or attend a cattle drive in the historic Stockyards District. The State Fair of Texas, Dallas Summer Musicals, Taste Addison, Plano Balloon Festival, and Grapefest, a wine and food-tasting event, are annual local attractions. Sports fans can root for professional teams including the Dallas Mavericks, Dallas Stars, Texas Rangers, and legendary Dallas Cowboys.

You will also take pleasure in vibrant activities and entertainment in Colleyville and surrounding cities such as Southlake, Grapevine, and Arlington.

### WORLD-CLASS SHOPPING AT YOUR DOORSTEP

Broughton is close to all types of shopping, from quaint antique and specialty boutiques to modern malls. For convenient one-stop shopping, the Colleyville Town Square is right around the corner from Broughton. In the charming Village at Colleyville and Southlake Town Square, you will discover unique stores where you can count on receiving personal service from shopkeepers who remember you by name. The Northeast Mall is just 15 minutes from Broughton, and the fabulous Galleria in Dallas is 30 minutes away with Saks Fifth Avenue, Nordstrom, Macy's, and over 200 fine specialty shops.

### THE BEST IN COMMUNITY SERVICES

Excellent medical facilities are comfortably close to Broughton. Cook Children's Medical Center and Baylor Medical Center in Grapevine offer a complete range of medical services and can be reached in 10 and 15 minutes respectively. In addition, the hospitals and medical care facilities of the Dallas/Fort Worth metropolitan area, acclaimed worldwide for research and treatment, are very accessible.

Also serving the community of Broughton are houses of worship representing almost all faiths.

### AN AREA OF UNEQUALLED BEAUTY

In Broughton, your home is a private haven just minutes from any convenience you may need. In addition, the homes afford an uncommon standard of excellence due to their superior design and quality craftsmanship. You will live and entertain with pride in Broughton.

