NEW HOMES IN ROGERSVILLE

JAMESTOWN

Homebuyer's Guide

$230s+	6	3–4	1,116–2,059
STARTING FROM	FLOOR PLANS	BEDROOMS	SQUARE FEET

ABOUT THE COMMUNITY

Welcome to Jamestown

Imagine living in a town that was once recognized by 417 Magazine as one of the best places to live in Southwest Missouri — and being just about 20 minutes from the shopping, dining, and entertainment of Springfield.

Jamestown brings thoughtfully designed Trendsetter homes to Rogersville, within the Logan-Rogersville R-VIII School District, known for its small class sizes. A neighborhood pool is coming in Phase 2, and Storytime Park is just steps from the community.

With floor plans from 3 to 4 bedrooms, modern finishes, and functional layouts, Jamestown offers a home for every stage of life.

Dining & living area, the Manhattan floor plan

LOCATION
Rogersville, MO · about 20 minutes east of Springfield

SCHOOL DISTRICT
Logan-Rogersville R-VIII School District

PRICE RANGE
Starting in the $230s

AMENITIES
Neighborhood pool — coming in Phase 2

MODEL HOME
1006 W Madison Dr, Rogersville, MO 65742 · Thu–Sat 10am–5pm, Sun 12–5pm, Mon 1–5pm

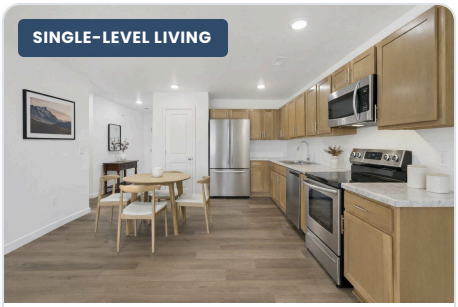
Why Buyers Love It Here

- ✓ Small-town feel, about 20 minutes from Springfield
- ✓ Logan-Rogersville R-VIII School District
- ✓ Neighborhood pool coming in Phase 2
- ✓ Steps from Storytime Park, a community-built park for the Rogersville community
- ✓ Choose your homesite and personalize your home at the Design Studio

FLOOR PLANS

6 Plans for Every Stage of Life

Ranch & two-story plans — 1,116 to 2,059 sq. ft.



THE RENO

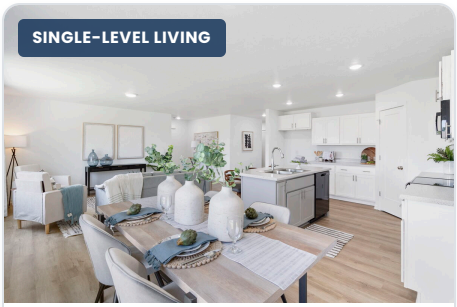
3 Bed | 2 Bath | 2 Car | 1,116 SF

Effortless one-level living, ready for first-time buyers, investors, down-sizers & more.

THE OAKWOOD

3 Bed | 2 Bath | 2 Car | 1,454 SF

Two-story comfort with a walk-in closet in every bedroom.



THE CHARLESTON

3 Bed | 2 Bath | 2 Car | 1,520 SF

Open-concept living with a spacious primary suite.

THE DAYTON

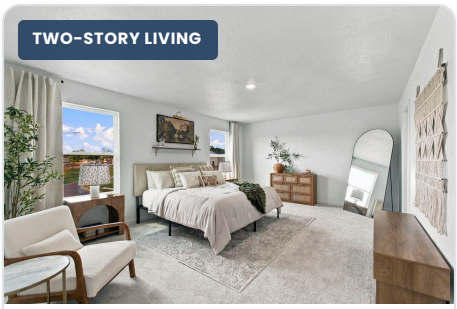
4 Bed | 2.5 Bath | 2 Car | 1,746 SF

A versatile favorite with an entertain-ready open first floor.

THE EDGEWOOD

4 Bed | 2.5 Bath | 2 Car | 1,953 SF

Bright, functional layout built around a large kitchen island.



THE MANHATTAN

4 Bed | 2.5 Bath | 2 Car | 2,059 SF

Open kitchen, dining & great room made for hosting.

Pricing varies by floor plan, homesite and personalized upgrades — call or visit the model home for current pricing and availability.

Ready to move fast? Ask about Quick Move-Ins.

Move-in-ready homes and homes in various stages of construction are often available at Jamestown — call for the current list.

(417) 730-1843

STANDARD FEATURES

What's Included

These features are standard in every Jamestown home, on day one.

EXTERIOR DESIGN

- Gentek® vinyl siding with Versetta Stone® accents
- Delden® heavy duty, recessed panel garage door(s)
- GAF® 30-year limited warranty roof shingles
- Sodded front yard with hydroseeded sides and back yards
- Mulch bed with bushes
- Three exterior electrical outlets
- Two frost-free hosebibs
- WinTech™ energy efficient, low-e, single-hung, vinyl windows
- Fiberglass front door with 1/2 lite window
- 5" continuous gutters on home with downspouts and splash blocks
- 4'x4' rear concrete landing

KITCHEN

- Merillat® cabinetry with soft close cabinet doors and a stained finish
- Chrome bar pull cabinet hardware
- Formica® countertops
- Kingsford® stainless steel kitchen sink
- GE®, energy efficient, electric range, convertible range hood and dishwasher in black finish
- Walk-in pantry with 2 rows of wire shelving

MASTER SUITE

- Spacious walk-in closet with wire shelves
- Fiberglass shower with seat (per plan)
- Merillat® vanity with Formica countertops

INTERIOR DESIGN

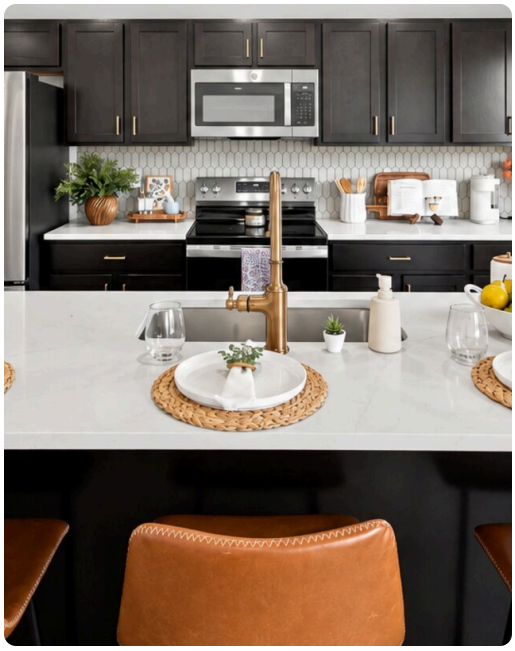
- 8' ceilings throughout
- Raised panel interior doors by Jeld-Wen®
- Stone Polymer Composite (SPC) flooring in the kitchen, dining, bathrooms, & laundry
- Shaw® Cabana Bay carpet with 6 lb. pad in living room, bedrooms, stairs (per plan), study (per plan), and closets
- Craftsman 4" trim with 2.5" craftsman door casing
- Moen® chrome plumbing in kitchen and bathrooms
- LED puck lighting throughout kitchen, dining, living room, bedrooms, baths, laundry, flex room (per plan) & hallways
- Hardwired smoke detectors with battery backup
- GFI protected circuits in kitchen, bath, garage, and on exterior
- Water line rough-in for refrigerator/ice maker
- Laundry room with washer/dryer hookups
- Sherwin Williams® paint

ENERGY EFFICIENCY

- High-efficiency HVAC system
- 50-gallon electric water heater
- R-13 fiberglass insulation in exterior walls
- R-38 blown insulation in ceiling

WARRANTY

- 1-year builder's warranty
- 10-year RWC® limited structural warranty



Kitchen island, the Manhattan floor plan

Backed for Years to Come

Every Trendsetter Home in Jamestown includes a 1-year builder's warranty, a 10-year RWC® limited structural warranty, and a high-efficiency HVAC system, so buyers move in with real peace of mind.

Want to personalize beyond the included package? The Trendsetter Homes Design Studio lets buyers upgrade countertops, cabinets, flooring and more.

Builder reserves the right to modify specifications, design features and prices without notice; features may vary by home and plan. See back cover for full details.

PERSONALIZATION

Inside the Design Studio

Discover one of the most exciting parts of the homebuilding journey — the Trendsetter Homes Design Studio! Our professional design space is where you bring your vision to life, selecting from a curated range of flooring, cabinets, lighting and hardware options — so Jamestown feels like home from day one.

Kitchen island, the Manhattan floor plan

SCAN TO TAKE A TOUR

Get a sneak peek at some of the finishes and upgrades available at the Design Studio.

Popular Upgraded Selections at the Design Studio

KITCHEN

Granite or quartz countertops, tile backsplash, cabinet hardware & finishes, pendant lighting, a single-bowl sink, a gas range & a stainless steel GE® appliance package

LIVING ROOM

Electric or gas fireplace, shiplap, stone or tile surround & a block mantle

BATHS

Upgraded plumbing fixtures, tile showers, sliding shower doors, vanity lights, mirrors & bath accessories

FLOORING

Stone Polymer Composite in lieu of carpet, engineered hardwood & upgraded carpet options

STRUCTURAL

9' ceilings on the main floor, **3-car garage options** & garage extension options

> **Every selection made here is a chance to put your stamp on the home — so it feels like yours from day one.**

Selections can be added at the buyer's Design Studio appointment. Availability varies by construction stage.

LOCATION & RESOURCES

Find Jamestown

Jamestown sits in Rogersville, about 20 minutes east of Springfield — a small-town setting with the shopping, dining and entertainment of the city close by. Homes here start from the $230s, depending on floor plan, homesite selection and personalized upgrades.

Live Community Map

Scan to see available homesites, pricing and floor plans — updated in real time.

Jamestown Online

INCLUDES DRIVING DIRECTIONS

Scan to visit the community page and explore everything Jamestown has to offer.

MODEL HOME

1006 W Madison Dr, Rogersville, MO 65742

Thu–Sat: 10am–5pm
Sun: 12–5pm · Mon: 1–5pm

Your Home, Start to Finish — About 5 Months

1. **Purchase Agreement**
2. **Foundation & Framing**
3. **Mechanicals & Drywall**
4. **Interior Finishes**
5. **Final Walkthrough & Closing**

Timeline is approximate and may vary by season, floor plan and homesite.

STAY IN THE LOOP

You'll get regular photo updates on your home's progress — sent right to your phone via our buyer app — plus a dedicated Trendsetter Homes Homebuyer Experience Manager to answer any questions that arise throughout your homebuilding journey.

THE COMMUNITY

Why Call Rogersville Home?

COMMUNITY-BUILT · COMING SOON

Storytime Park

Made possible by community donations, grants and donated labor, Storytime Park will be free and open to the public, with room for neighbors of all ages to gather, play and make memories close to home.

- ✓ Playground
- ✓ Multi-use sports courts
- ✓ Covered pavilion
- ✓ Free & open to the public
- ✓ Built with community generosity

Small Schools, Personal Attention

Enjoy a close-knit school community with a low student-to-teacher ratio and opportunities for students to thrive.

A Community That Comes Together

From seasonal celebrations to local gatherings, the Chamber of Commerce helps create opportunities for neighbors to connect and celebrate their hometown.

A Place to Put Down Roots

Discover a growing community where neighbors can build relationships, enjoy local amenities, and feel connected to the place they call home.

Small-Town Living, Big-City Convenience

Just 15–20 minutes from Springfield, Rogersville offers a quieter pace of life with convenient access to shopping, dining, entertainment, and employment.

Locally Owned, Community Driven

Rogersville's small, locally owned businesses give the town its unique character, and the neighbors who run them help keep the local economy thriving.

Your Next Steps to Jamestown

Call (417) 730-1843 to Schedule

Scan to Schedule Online

Book a private model home tour at a time that works for you.

1

Schedule a Tour

Stop by the model home Thu–Mon, or schedule a private showing at a time that works for you.

2

Pick a Plan & Homesite

Choose from 6 floor plans and a range of homesites.

3

Personalize at the Design Studio

You'll finalize your selections at the Trendsetter Homes Design Studio, guided every step.

Schedule a Showing (417) 730-1843

sales@trendsetterhomes.com

THE BETTER WAY HOME

Trendsetter Homes

1701 S. Enterprise Ave, Suite 101

Springfield, MO 65804

(417) 210-7900 · sales@trendsetterhomes.com

TrendsetterHomes.com

Equal Housing Opportunity

In the continuing effort to improve our homes, builder reserves the right to modify the interior and exterior design, specifications, locations, sizes, design features and prices of the homes. Modifications may vary by home and are subject to change without notice. Please consult our sales representative for details. © 2026 Trendsetter Homes