



**RIVERCAMPS**  
*on*  
*Crooked Creek*

## LIVE WITH NATURE



There's never been a place like this before and there never will be again – a woodland preserve on the waters of Crooked Creek and the spectacular West Bay of Northwest Florida. Two-thirds of this 1,500-acre community will be committed to conservation. Many home sites are up to one acre or larger, creating a welcomed sense of privacy. Welcome to the RiverCamps community.

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Cover | The RiverHouse overlooks West Bay and Crooked Creek.  
Above | At RiverCamps you will feel like Mother Nature is your closest neighbor.

Obtain the Property Report required by Federal Law and read it before signing anything. No federal agency has judged the merits or value, if any of this property.

## RIVERCAMPS



Spend the morning exploring the winding turns and dramatic views of Crooked Creek by kayak, canoe or flats skiff. Hike, walk, jog or bike along trails and discover the treasures of a great white egret pond and salt-marsh coves, or take in some of the most breathtaking views in all of Florida along Crooked Creek. If water is your love, you will be able to fish, crab, boat or sail to your heart's content...or spend the day lounging on some of the world's most beautiful beaches, just 10 miles away. At RiverCamps, the opportunities for outdoor exploration, relaxation and fun are truly limitless.

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*Above |* With nearly 1,000 acres of land dedicated to conservation, this protected haven begins on the eastern shoreline in an old-growth forest along the bluffs above Crooked Creek and stretches across hundreds of acres of woodlands, wetlands and marshes.

## RIVERCAMPS ARCHITECTURE



Inspired by building traditions deeply rooted in Northwest Florida, the architecture of the RiverCamps community features wooden structures with exposed rafter tails, broad roof overhangs and expansive porches with high ceilings. The architectural sense of place has been shaped and inspired by the natural environment of Crooked Creek and West Bay. The homesites have been designed to offer expansive views and a sense of privacy. Top architects and planners have created a harmonious blend of architecture, design and natural surroundings at RiverCamps. Each RiverCamps home is designed to be a personal family retreat with every comfort and convenience. The beautifully crafted homes are planned to embrace the outdoors. Whether it's a vacation home or a year-round residence, your home in the RiverCamps community will be a treasured refuge.

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*Above | Top clockwise: A blend of gathering places and private spaces makes RiverCamps a perfect family retreat. The comfortable architecture of RiverCamps provides a seamless connection between home and habitat. The 2004 Southern Living Idea House celebrates true Florida living by bringing the outdoors in with its expansive screened porches, outdoor summer kitchen and fire pit.*

## THE RIVERHOUSE



Situated on a waterfront point with commanding views of West Bay and Crooked Creek, the RiverHouse presents a spectacular venue for any event, from a family reunion to an early morning read in the library. A short stroll from the main building takes you to the swimming pool, the boat docks, or the pavilion, which is screened for community cookouts and gatherings. Close to the RiverHouse, alongside the main channel of Crooked Creek in a large protected boat basin, is the RiverCamps community boat ramp to launch and day-dock various types of boats – flats skiffs, jon boats, kayaks and canoes.

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*Above | The award-winning RiverHouse designed by Lake Flato Architects provides a stunning architectural beacon on the shores of West Bay. Below left to right: A boatdock makes it convenient for homeowners to launch their boats. The RiverHouse boasts a spectacular swimming pool.*

## TRAILS & BOARDWALKS



RiverCamps on Crooked Creek's 1,500-acre community is tied together by a network of approximately seven miles of interconnecting trails and boardwalks, perfect for walking, jogging and biking from point to point. Along each trail, several secluded observation decks offer stunning views and make each journey memorable. Nature lovers can explore the picturesque terrain, rich with a mosaic of environmental jewels – great white egret ponds, big salt-marsh coves, pinewood tussocks and freshwater marshes ringed with beautiful spider lilies. Once your car is parked at home, a kayak, mountain bike or comfortable walking shoes is all you'll need.

### CROOKED CREEK & WEST BAY

Crooked Creek is one of the great undiscovered places in Florida. An extraordinarily beautiful tidal river, Crooked Creek rises in the sand hills of Northwest Florida many miles north of RiverCamps and lazily loops back and forth through untouched needlerush marshes and wildlife habitats until it reaches the open waters of West Bay. Here you'll find a magnificent expanse of more than 18,000 acres of grass flats, marshes and open water that offers endless choices of fishing sites for redfish, speckled trout and more. The unspoiled views and winding turns make it perfect to explore by kayak, canoe or flats skiff. Its upper reaches offer some of the best freshwater fishing in the area.

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*Above | Crooked Creek, a stunning tidal river that winds for miles through untouched wildlife habitats and marshes, offers an eye-opening exploration by kayak, canoe or flats skiff.*

## RIVERCAMPS ACTIVITIES



### BEACHES

Bay County is home to some of the most beautiful beaches in the world. These famed beaches are located just 10 miles from the RiverCamps community. Stroll down silky white beaches, collecting seashells as you go, or, take the entire family to the emerald waters to cool off from the hot sun. Whatever you decide to do, the beaches near RiverCamps are perfect for sun-drenched, leisure-filled days.



### SHOPPING

Located eight miles south of the RiverCamps community, the shopping village of Pier Park is a highly reputable shopping destination in Panama City Beach and neighboring Walton County. It features upscale, open-air shopping, dining and entertainment, including national brands as well as unique and locally owned shops.



### WATERSPORTS

The beautiful Gulf of Mexico, the area's 17 freshwater and saltwater dune lakes, as well as the Choctawhatchee Bay, West Bay and St. Andrews Bay provide unmatched opportunities for water sports in Florida. Bay Point Marina, located 21 miles southeast of the RiverCamps community, offers access to fishing, boating, jet skiing, swimming, sailing, snorkeling and offshore charter boats.

## RIVERCAMPS ACTIVITIES



### FISHING

In addition to world-renowned deepwater fishing available out of Bay Point Marina, RiverCamps is home to an abundance of waterways and ecosystems, each offering several species of fish including reds, specs, bass and bream. An endless bounty of fishing sites for redfish, speckled trout and others can be found in the magnificent grass flats, marshes and open waters of West Bay. One of the great undiscovered places in Florida, the northern reaches of Crooked Creek boast some of the best freshwater fishing in the area.



### Camp Creek GOLF CLUB

An easy 18-mile drive from the RiverCamps community is the Tom Fazio-designed Camp Creek Golf Club, an 18-hole, par-72 championship course measuring 7,159 yards and named "Course of the Millennium" by *Travel + Leisure* magazine. Camp Creek's five-tee configuration accommodates players of all skill and experience levels. It has also been recognized for its environmental stewardship by designation as a Certified Audubon Cooperative Sanctuary by the Audubon Cooperative Sanctuary System.



### SHARK'S TOOTH

The private Greg Norman-designed Shark's Tooth Golf Course is the centerpiece of the Wild Heron community. Located 13 miles from the RiverCamps community, the course stretches to 7,209 yards from the back tees and features five fairways that border scenic Lake Powell. With majestic live oaks and longleaf pines and acres of preserved wetlands, it is easy to see why *Golf Digest* voted Shark's Tooth the fifth best golf course in all of Florida.

*Access to Shark's Tooth Golf Club is available to property owners and resort guests in JOE-designated communities. Access to Camp Creek Golf Club and Origins is available to property owners, resort guests and the public.*

*Camp Creek Golf Club, Shark's Tooth Golf Club and Origins Course are private amenities owned by The St. Joe Company. Access is limited and may require a separate membership and membership documents, which are subject to change without notice.*

# RIVERCAMPS

ON

## *Crooked Creek*

*RiverCamps Sales & Information Center is located at*

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