



Thinking of calling Chattanooga home? Whether you're relocating from out of state or just across town, we created this guide to help you discover the communities, amenities, and lifestyle options that make Greater Chattanooga one of the **best places to live in the Southeast.**

At Pratt Home Builders, we've been building thoughtfully planned communities across this region since 1998.

We believe finding your home should mean finding your lifestyle, too—from walkable neighborhoods and highly rated schools to parks, dining, and commuter convenience.

WHAT YOU'LL FIND IN THIS GUIDE

- ✓ Must-have checklist to narrow down your home search
- ✓ Local lifestyle highlights (schools, dining, parks, recreation)
- ✓ Commuting insights for remote and in-office workers
- ✓ Bonus relocation checklist and comparison chart

MUST-HAVES

Help Narrow Down Your Search

Take our Home Matchmaker Quiz

Criteria	Very Important	Somewhat Important	Not Important	
Walkability (shops, cafes, parks nearby)				
Proximity to Healthcare				
Access to Outdoor Activities				
Community Amenities (pool, clubhouse, etc.)				
School District Quality				
Proximity to Shopping & Entertainment				
Sense of Community				







LIVE YOUR BEST LIFE IN CHATTANOOGA

Shopping & Dining



Downtown Chattanooga's Warehouse Row, North Shore's boutiques, and local gems like Public House and Milk & Honey bring both charm and convenience. Many Pratt communities are within 15-20 minutes of outstanding retail and dining districts.

Schools & Education



Chattanooga is home to top-rated public and private schools, as well as higher education like UTC and Southern Adventist University. Our communities are often zoned for schools known for their STEM, arts, or athletic programs.

Outdoor Adventure



Whether you're kayaking the Tennessee River, hiking Lookout Mountain, or biking the Riverwalk, Chattanooga is a nature lover's paradise. Parks, greenways, and lake access are just minutes from many Pratt communities.

Healthcare & Essential Services



The region is home to nationally recognized medical centers offering everything from routine care to advanced specialty services. Whether you're starting a family, looking for trusted pediatricians, or want peace of mind with excellent emergency and senior care nearby, Chattanooga delivers.

BONUS TOOLS FOR RELOCATING BUYERS

- ✓ Research school zones
- Explore <u>PrattLiving.com</u> communities for lifestyle and location
- ✓ Schedule a virtual or in-person model home tour
- ✓ Connect with a Pratt New Home Consultant
- ✓ Budget for moving costs, utilities & property taxes
- ✓ Get prequalified for financing. We have Preferred Concierge Lenders. See our list <u>here</u>
- ✓ Schedule a weekend trip or relocation visit

Feature	Hixson	Ooltewah	Fort Oglethorpe	Soddy Daisy	Cleveland	Signal Mountain
Commute to Downtown	0–10 min	20–25 min	15–20 min	25–30 min	30–35 min	25 min
School Rating (avg.)	7/10	9/10	8/10	7/10	8/10	9/10
Walkability	High	Medium	Medium	Low	Medium	Medium
Outdoor Access	Medium	High	Medium	High	High	High
Shopping & Dining Nearby	High	High	Medium	Medium	Medium	Medium

(Sources: Niche.com, Realtor.com, and internal Pratt buyer data)

WHYBUYERS CHOSE PRATE

"We are so incredibly pleased with our new home. (The) fit and finish is superb to say the least and that was after we went through everything with a fine tooth comb. - Adam W.

We're more than builders—we're neighbors.

Pratt Home Builders has been helping families like yours find the right home in the right place for over 27 years. We offer:

- Trusted, award-winning building practices
- Thoughtfully located communities across the Greater Chattanooga Area
- A transparent, supportive buying process
- An exclusive Peace of Mind Warranty (1, 2 & 10-year coverage)

READY TO EXPLORE OPTIONS THAT WORK FOR YOU?

Visit <u>www.prattliving.com</u>

Call (423) 757-8657 for our New Home Consultant's

Schedule a Tour at a Pratt community near you

www.prattliving.com/contactus

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