

Prices, Membership Fee & Monthly Fees

UNIT TYPE	SQUARE FEET (Approximate)	ESTIMATED GROSS STARTING PRICE	MONTHLY FEE As of January 1, 2023	
			1 PERSON	2 PEOPLE
VILLAS/CONDOS				
The Afton	810 sf	\$475,000+	\$3,357	\$5,178
The Archer	929 sf	\$499,000+	\$3,427	\$5,248
The Indigo	1,118 sf	\$560,000+	\$3,576	\$5,397
The Biltmore	1,160 sf	\$575,000+	\$3,784	\$5,605
The Birch	1,315 sf	\$650,000+	\$4,136	\$5,957
The Carlton	1,472 sf	\$775,000+	\$4,487	\$6,308
The Delano	1,495 sf	\$775,000+	\$4,562	\$6,383
The Park	1,508 sf	\$799,000+	\$4,422	\$6,243
The Azalea	1,756 sf	\$880,000+	\$4,700	\$6,521
The Gallery	2,153 sf	\$1,275,000+	\$5,035	\$6,856
The Osprey	2,387-2,541 sf	\$1,325,000+	\$5,399	\$7,220
COTTAGES/TOTAL #				
The Ashley (3)	1,800+ sf	\$1,150,000+	\$5,399	\$7,220
The Cambridge (3)	1,900+ sf	\$1,150,000+	\$5,455	\$7,276
The Sycamore (3)	1,982+ sf	\$1,250,000+	\$5,399	\$7,220
The Devonshire (37)	2,100-2,900+ sf	\$1,300,000+	\$5,471	\$7,292
The Hampton (1)	2,411+ sf	\$1,300,000+	\$5,598	\$7,419
The Wellesley (6)	2,800-3,900+ sf	\$1,450,000+	\$6,032	\$7,853

NOTE 1 GROSS SALES PRICES INCLUDE 10% MEMBERSHIP FEE

NOTE 2 Covered Villa parking starts at \$6,000+. Garage Villa parking space starts at \$10,000+. This is a one-time purchase, and may be sold. Conveniently located uncovered parking is available at no charge.

NOTE 3 Monthly Fee includes, but is not limited to, 30 meals served in either of our two restaurants, with over 20 entrée selections available daily; convenience of home-delivered meals; complimentary breakfast; weekly housekeeping and linen service; complete interior and exterior home maintenance; most utilities, including phone, cable TV and wireless internet; scheduled transportation on and off campus; valet parking; indoor aquatics center and spa; fitness center; Sport Court with pickleball; exercise and wellness classes; continuing education classes; entertainment; guest speakers; live music; and much more. Monthly fee also includes 90 days of residency in our Medicare-licensed Stewart Health Center at no additional daily rate. After 90 days "free" the Stewart Health Center is available to our members at a significantly reduced cost for as long as the member requires healthcare. For more information on the many services and amenities available to our members, please see our Membership Agreement.

NOTE 4 All square footages are approximate.

NOTE 5 Future resales of Villas and Cottages will be priced individually based on market value, custom modifications, location and view.