

PINE RUN RETIREMENT COMMUNITY  
FRINGETREE COURT APARTMENT

# Schedule of Fees and Services

Fringetree Court apartments feature a refundable Entrance Fee and depending upon the number of occupants, a monthly fee that covers the many amenities and services.

Apartment Style	Size	70% Refundable Entrance Fee	90% Refundable Entrance Fee
<b>Plan A</b> Two bedroom, two bath with sunroom & garage	1,026 sq. ft.	\$333,000	\$433,000
<b>Plan B</b> Larger two bedroom, two bath with sunroom & garage	1,116 sq. ft.	\$344,000	\$444,000
<b>Plan C</b> Two bedroom, two bath with a study, sunroom & garage	1,386 sq. ft.	\$396,000	\$496,000
<b>Plan C1</b> Larger two bedroom, two bath with a study, sunroom & garage	1,521 sq. ft.	\$417,000	\$517,000

**Service and Amenity Inclusive Monthly Fee**

One person: \$4,815

Two people: \$5,495

**Wait List Deposit** A \$1,000 refundable deposit plus a \$500 per person application fee.

*All dimensions are approximate.*

Effective 07/01/20

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## Admission Requirements

New Villagers must be at least 65 years of age, ambulatory, mentally alert, and capable of living independently at the time of entry. 10% of the Entrance Fee is due to reserve an apartment. Remainder of the Entrance Fee is due upon move-in. Entrance Fee refund portion is due to the resident or their estate 30 days after apartment is reoccupied and the applicable Entrance Fee has been paid in full.

## Included Services and Amenities

- Bi-weekly housekeeping
- Annual "Heavy Duty" cleaning
- Window blinds
- Annual window cleaning
- Flex Dining Plan
- Authorized meal delivery
- Full-size kitchen and laundry appliances
- Electronic key fob entry
- Underground garage parking
- Utilities (AC/heat/water/sewer)
- Basic cable television
- Wi-Fi access in the Community Center
- Campus-wide emergency generator
- Maintenance inside and out
- Snow removal and lawn service
- 24-hour security and emergency response
- Real estate taxes and home insurance (renter's insurance additional)
- Daily check-in system
- Free clinic services in Special Care
- "Fit for Life" wellness programs
- Expansive aquatics and fitness center
- Social activities, events, classes, computer learning opportunities
- Recreational facilities including billiards, library, shuffleboard, vegetable garden, and greenhouse
- Craft Barn with woodworking, crafts artists' studio, and train club
- Well-behaved pets are welcome
- Priority access to all levels of living
- Clinical social worker
- Spiritual Program
- Free open parking spaces
- Scheduled local transportation
- Notary services
- Locked mailbox and postal service
- Villager Association Membership (\$40.00 suggested annual contribution)

## Available Services for an Additional Fee

- Reserved parking \$5 per month
- Carport \$30 per month
- Chestnut Cluster parking garage \$75 per month
- Basic local telephone \$15 per month (Required for Emergency Purposes)
- Unlimited long-distance \$35 per month
- Internet Activation Fee \$50 (one-time fee)
- High speed internet options: \$40, \$45, \$50 per month

## Flex Dining Plan

Flexible Dining is a program that allows you to use your meals (breakfast, lunch, or dinner) when and how you choose. Villagers receive an allotment of Dining Credits at the beginning of each month. Villagers appreciate the convenience of utilizing Dining Credits for guest meals, Grille & Pub fare, Cottonwood Café at the Pine Run Health Center, and occasional retail items such as a quart of soup or a pie, etc.

Additionally, the Grille & Pub, featuring a large bar, flat screen television, and adjacent billiard room, is open seven nights a week for Villagers and their guests to relish happy hour cocktails and soft drinks.

For travelers, Away Credits are applied after 14 days, and a corresponding reduction in Dining Credits will be made. The Away Credit will correspond to the amount published in the Ancillary Charge Schedule. Ask your Sales Director for details.



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