

# Villas

## Independent Homes

MONTHLY FEE

(OPTION "A" or "B")

(1) **The Fir:** 900-1,000 square feet

**"A" WITHOUT advance payment:** \$2,120 (single) or \$2,414 (couple)

**"B" With advance payment of \$68,087:** \$1,440 (single) or \$1,734 (couple)

(2) **The Spruce:** 1,000-1,100 square feet

**"A" WITHOUT advance payment:** \$2,288 (single) or \$2,582 (couple)

**"B" With advance payment of \$74,844:** \$1,540 (single) or \$1,834 (couple)

(3) **The Cypress:** 1,100-1,200 square feet

**"A" WITHOUT advance payment:** \$2,480 (single) or \$2,774 (couple)

**"B" With advance payment of \$84,026:** \$1,640 (single) or \$1,934 (couple)

(4) **The Larch:** 1,200-1,300 square feet

**"A" WITHOUT advance payment:** \$2,644 (single) or \$2,938 (couple)

**"B" With advance payment of \$90,436:** \$1,740 (single) or \$2,034 (couple)

(5) **The Pine:** 1,300-1,400 square feet

**"A" WITHOUT advance payment:** \$2,805 (single) or \$3,099 (couple)

**"B" With advance payment of \$96,500:** \$1,840 (single) or \$2,134 (couple)

(6) **The Cedar:** 1,400-1,500 square feet

**"A" WITHOUT advance payment:** \$3,017 (single) or \$3,311 (couple)

**"B" With advance payment of \$107,761:** \$1,940 (single) or \$2,234 (couple)

(7) **The Hemlock:** 1,500-1,600 square feet

**"A" WITHOUT advance payment:** \$3,195 (single) or \$3,489 (couple)

**"B" With advance payment of \$115,558:** \$2,040 (single) or \$2,334 (couple)

(8) **The Redwood:** 1,600-1,700 square feet

**"A" WITHOUT advance payment:** \$3,373 (single) or \$3,667 (couple)

**"B" With advance payment of \$123,354:** \$2,140 (single) or \$2,434 (couple)

\* Each villa is unique, has 2-3 BR's, a full basement, a 1 or 2 car attached garage & is situated on a nice size yard with ample green/common space areas. Most are detached from each another.

## Included in the villa home monthly fee:

- |  |                      |
|--|----------------------|
| √ Basic cable TV                           | √ Snow removal       |
| √ Local telephone service                  | √ Property taxes     |
| √ Use of wellness center & pool            | √ Sewer              |
| √ Golfing at Sebring Country Club          | √ Heat and A/C       |
| √ Security call system                     | √ Water              |
| √ Lawn mowing                              | √ Inside maintenance |
| √ Exterior maintenance                     | √ Trash removal      |
| √ All appliances (includes washer & dryer) | √ Fishing at lake    |
| √ Carpet, drapes, wallpaper                | √ Heated basement    |
| √ Various campus activities                | √ Attached garage    |
| √ Life-care intention                      | √ Electric           |
| √ Bus service to grocery store/shopping    | √ Campus shuttle     |

Villa independent living residents receive priority access to the catered living apartments, assisted living apartments, and health care center, if ever needed.



800 South 15<sup>th</sup> Street – Sebring, OH 44672

[www.copelandoaks.com](http://www.copelandoaks.com)

Community Information Center (1-800-222-4640)

Residents or main office: (330-938-6126)



Copeland Oaks abides by the Fair Housing Act of 1968 which makes it illegal to advertise any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status of national origin or an intention to make such preference, limitation or discrimination.

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