

Property Owner Association Fees for Planned Communities 2023

Community	POA Fee			Source of information
	POA Fee	Lot	Transfer/Initiation/ Admin fee/Enhancement fee	
Hilton Head Planation	\$ 1,261	\$ 757	% of 1% of sales price	Newsletter
Indigo Run				
Broad Point	\$ 2,281	\$ 1,939	2x Annual Assessment + \$250 admin fee + \$1,394 neighborhood fee (yr)	website
Golden Bear	\$ 2,281	\$ 1,939	2x Annual Assessment + \$250 admin	website
Golf Club	\$ 2,281	\$ 2,139	2x Annual Assessment + \$250 admin; fee + \$200 neighborhood fee (yr)	website
River Club	\$ 2,281	\$ 1,939	2x Annual Assessment + \$250 admin fee + \$1,438 neighborhood fee (yr)	website
Long Cove	\$ 16,458	\$ 16,458	Initiation fee of \$35,000 as of 4/18/2022	Email
Palmetto Dunes	\$ 1,900		% of 1% of purchase price + Process, fee \$200 + \$150 storm reserve fee	MLS
Leamington PD Home	\$ 3,232		1/2. of 1% with maximum of \$9,177	MLS
Leamington PD Villa		\$ 923		MLS
Shelter Cove — PD		\$ 1,228	% of 1% of sales price + 200 admin process fee	MLS
Palmetto Hall	\$ 1,915	\$ 1,436	\$3,500 member fee. Plus \$3,000 CRF. Initiation fees for golf & social	MLS
Port Royal	\$ 1,835	\$ 1,560	% of 1% of sales price	MLS
Sea Pines	\$ 1,887	\$ 1,127	Includes Critical Infrastructure fee, \$200 admin fee	Sea Pines
Shipyards	\$ 1,080		% of 1% of sales price	website
Spanish Wells	\$ 2,000		No transfer fee	MLS
Wexford	\$ 18,860	\$ 18,860	\$35,000 improved, \$17,500 for lot Clubhouse renovation fee: \$600	website
Windmill Harbour	\$ 3,056	\$ 1,528	No transfer fee. Lots have annual maintenance fee	Website
Windmill Harbour/Boat Slip	\$ 764		\$764 POA fee plus	MLS
OFF ISLAND				
Moss Creek	\$ 7,032	\$ 5,832	Activity Fee - \$1,500. Transfer fee approx \$30,000.	EMAIL
Colleton River	\$ 27,125	\$ 23,565	Initiation fee: \$90,000.	MLS
Berkeley Hall	\$ 24,320		Initiation fee: \$80,000.00 as of 8/1/23	MLS
Belfair	\$ 20,588		Initiation Fee: \$70,000. As of 7/1/22	MLS
Rose Hill	\$ 2,500	\$ 1,664	Transfer Fee: \$3,750; Enhancement Fee \$1,500	HHAR

All Fees are subject to verification by all parties. Specific neighborhood fees are not included.