

WELCOME HOME TO AUBURN KNOLLS

For more information please visit
our website

auburnknolls.com

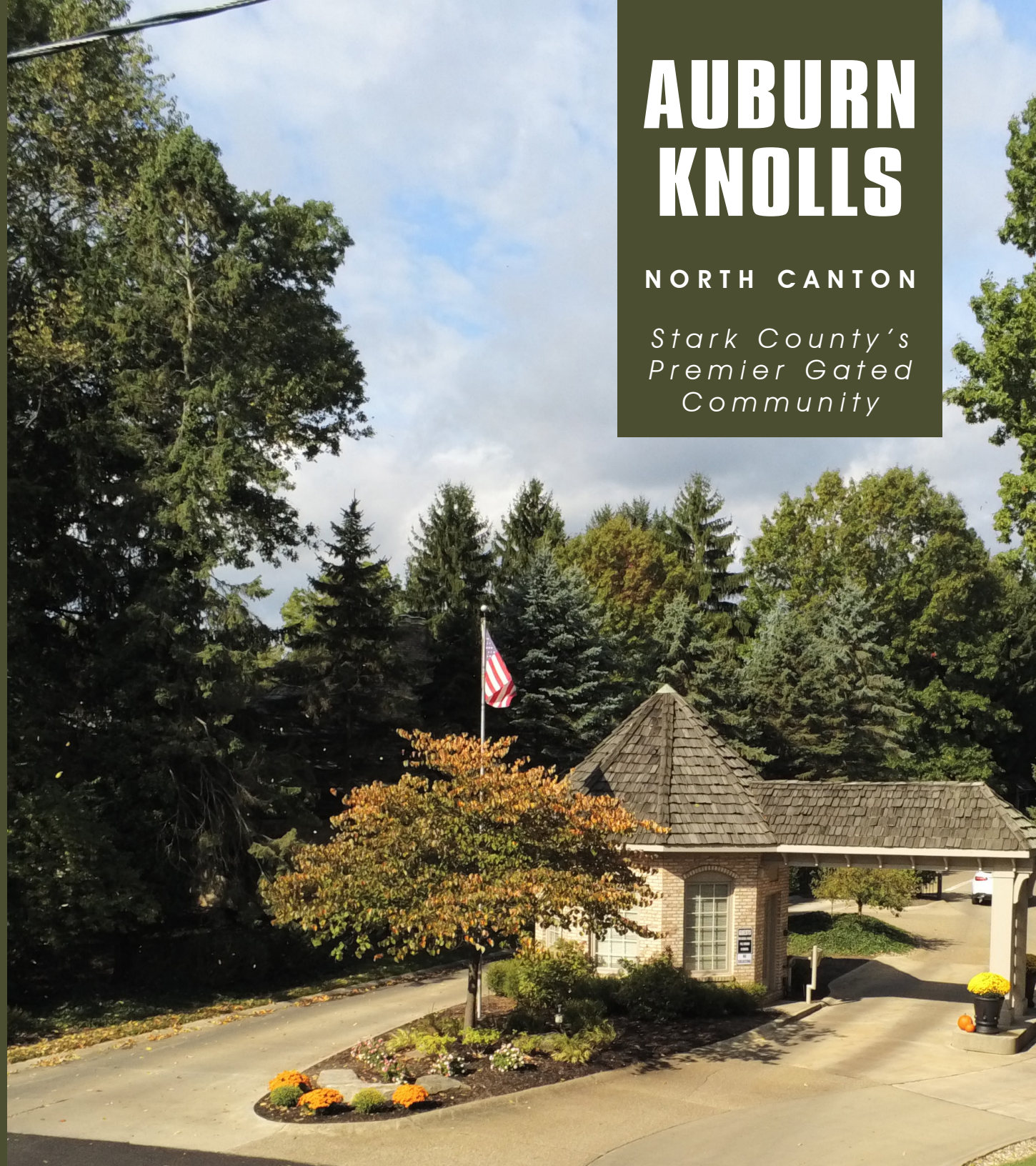
Email property management at

akresidents@gmail.com

AUBURN KNOLLS

NORTH CANTON

*Stark County's
Premier Gated
Community*





THE VALUE OF LIVING IN A CONDOMINIUM COMMUNITY

Experts agree that yearly home maintenance costs are 1-4 per cent of a home's value. The maintenance cost for a \$300,000 home at 2% is \$500 a month. The monthly cost for ground maintenance and repair is estimated at \$200 a month. This brings the total cost to \$700 a month to maintain a \$300,000 home.

These costs need to be compared to Auburn Knolls' monthly maintenance fee which includes home and ground maintenance.

In addition, Auburn Knolls, is a private gated community with private streets. It is difficult to put a price on the peace of mind knowing that your home exterior and landscaping will be cared for by professionals.

In comparing these costs and benefits, we believe that living at Auburn Knolls is a wise investment.

Auburn Knolls is located just minutes from all the conveniences of Belden Village, yet feels secluded and private thanks to mature trees and unique lots within this gated community.

SERVICES INCLUDED IN MONTHLY FEE*

HOME MAINTENANCE & REPAIR

- Roof cleaning and replacement
- Gutters and downspouts
- Exterior painting
- Exterior building (except windows, patios, rear decks and garage doors)
- Outside window washing
- Driveway and sidewalk concrete
- Water and sewer lines
- Water drainage

GROUND MAINTENANCE & REPAIR

- Weekly lawn mowing
- Fertilization and mulching
- Tree/shrub trimming and removal
- Leaf and debris removal
- Snow removal - driveway and front walks
- Landscaping lighting - front of home
- Sprinkler system
- Streets and street lights
- All common areas, including gate house & front gate

ADDITIONAL ITEMS

- Full casualty insurance on structure replacement
- Property management
- Association legal and accounting costs
- Rubbish and recyclable removal
- Exterminating - exterior for insects
- Removal of wild animals

** Improvements made by residents to structure or grounds are the responsibility of the resident and are not maintained by the HOA.*