

FREQUENTLY ASKED QUESTIONS

GLENBRIAR COMMONS

1. WHAT ARE THE RULES REGARDING AGE 55, THE PRINCIPAL BUYER?
ANSWER: MUST BE 55, OTHER ADULTS OVER 18 MAY RESIDE. NO CHILDREN UNDER 18 ARE ALLOWED TO RESIDE.

2. A) WHAT IS THE HOA FEE?
ANSWER: \$135.00

B) WHAT DOES IT INCLUDE?
ANSWER:
 - 1) FIRE, OWNER AND LIABILITY INSURANCE ON THE BUILDING.
 - 2) TERMITE POLICY, ANNUAL SERVICE
 - 3) LAWNS MAINTENANCE
 - 4) GLENBRIAR COMMONS PRIVATE WEBSITE glenbriarcommons.com

3. WHAT IS APPROX. HEATED SQUARE FOOTAGE?
ANSWER: HEATED AND COOLED 1,308 SQ. FT. PLUS A 2 CAR GARAGE (22 X 22, 484 SQ. FT.) AND A COVERED REAR PORCH (22 X 8, 176 SQ. FT.) (TOTAL 1,968 SQ. F.T.)

4. WHAT IS INCLUDED IN BASIC PRICE?
ANSWER: FULLY COMPLETED HOME ON A LANDSCAPED LOT, BASIC HOME ALSO INCLUDES AN ICE MAKER HOOKUP FOR THE OWNER SUPPLIED REFRIGERATOR AND WASHER/DRYER HOOKUPS.

5. ARE OPTIONS AVAILABLE?
ANSWER: YES, CHECK DIRECTLY WITH THE CONTRACTOR REPRESENTATIVE.

6. A) CAN THESE BE RENTED?
ANSWER: YES, BUT THE TENANT RESIDENT MUST COMPLY WITH AGE 55 PLUS RULES AND REGULATIONS.

B) CAN THE INVESTOR OWNER BE UNDER 55 AND STILL RENT HIS PATIO HOME?
ANSWER: YES

7. WHO MAINTAINS THE STREETS?
ANSWER: STREETS ARE PUBLIC AND MAINTAINED BY THE CITY OF MOUNTAIN HOME.

8. WHAT ARE THE BUILDING SPECIFICATIONS, CAN THEY BE PROVIDED?
ANSWER: SPECIFICATIONS AS TO BUILDING COMPONENTS; INSULATION, MATERIALS, ETC. WILL BE PROVIDED BY BUILDER UPON REQUEST.