



SOLARI

FROM THE HIGH \$400'S

HOA INCLUSIONS & AMENITIES

ALL HOMES

- Clubhouse & Gym
- Pool
- Community Trail System
- (3) Pickleball Courts
- Tot Lot
- Large Green Space
- Gathering Areas
- Maintenance & Snow Removal in Common Areas

SCHOOL

Granite School District

Granite Elementary — 3 min

Eisenhower Junior High School — 4 min

Granger High School — 8 min



HOA Contact

FCS Community Management
801.256.0465

Sales Contact

801.300.2085

Model Home

Jadeite Lane
West Valley, UT 84119

HOA & REINVESTMENT FEE TOTALS

SINGLE FAMILY

- Total Monthly HOA & Utility Fee Cost: \$135/month (\$162/month Once Amenities are Completed)
- Total Reinvestment Fee: \$1,500 Payable at Closing (one-time)

TOWNHOMES

- Total Monthly HOA & Utility Fee Cost: \$126/month (\$153/month Once Amenities are Completed)
- Total Reinvestment Fee: \$1,500 Payable at Closing (one-time)

CONDOMINIUMS

- Total Monthly HOA & Utility Fee Cost Cost: \$296/month (\$323/month Once Amenities are Completed)
- Total Reinvestment Fee: \$1,500 + 0.5% of Gross Sales Price Payable at Closing (one-time)

HOA & REINVESTMENT FEE BREAKDOWNS

ALL HOMES

- Common/Primary HOA Fee: \$80/month (\$107/month once amenities are completed) (Includes Garbage Utility Fee)
- Common/Primary Reinvestement Fee: \$1,500 payable at closing (one-time)

SINGLE FAMILY

- Sub/Community HOA Fee: \$55/month (Single Family Landscaping)

TOWNHOMES

- In addition to fees for all homes, Townhomes are subject to the following
- Sub/Community HOA Fee: \$30/month + \$16/month Landscaping Fee

CONDOMINIUMS

- In addition to fees for all homes, Condos are subject to the following
- Sub/Community HOA Fee: \$150/month + \$16/month Landscaping Fee
 - Utility Fee: \$50/month (Water & Sewer)
 - Sub/Community Reinvestment Fee: 0.5% of gross sales price payable at closing (one-time)

INCLUDED IN SALES PRICE

SINGLE FAMILY HOMES

- Front Yard Landscaping
- Front Yard Landscaping Maintenance

TOWNHOMES

- Full Landscaping

CONDOMINIUMS

- Full Landscaping
- Exterior Maintenance & Exterior Insurance

UTILITIES

- Enbridge Energy – 800.323.5517
- Rocky Mountain Power – 888.221.7070
- Granger-Hunter Improvement – 801.446.5323