Courtyards OF ARLINGTON

The Wellington

FROM $118,000.00

2 Bedroom - 2 Baths - Breakfast Area
Full Basement
Attached Private Garage

1453 SQ.FT.

The Concord

FROM $135,000.00

2 Bedroom - 2 Baths - Breakfast Area
Den - Full Basement
Attached Private Garage

1687 SQ.FT.

The Richmond

FROM $124,000.00

2 Bedroom - 2 Baths - Breakfast Area
Family Room
Attached Private Garage

1749 SQ.FT.

The Wakefield

FROM $135,000.00

2 Bedroom - Den - 2 Baths
Breakfast Area - Family Room
Attached Private Garage

1999 SQ.FT.

Courtyards of Arlington policy of continual attention to design and construction requires that specifications, equipment, dimensions and prices be subject to change without notice.

PLEASE NOTE THAT CERTAIN LOCATIONS HAVE SITE PREMIUMS.
PLEASE CONSULT A SALES REPRESENTATIVE FOR INFORMATION.

LUXURY FEATURES/QUALITY CONSTRUCTION (see reverse side)

INTERIOR FEATURES

- Brick fireplace
- Wall to wall plush carpeting
- All interior wood - stained, sealed and varnished
- Oak railings
- Quarry tile in foyers
- Decorator light fixtures
- Intercom or chimes
- Premium hardware
- Individual air return register in all bedrooms
- Smoke detectors

KITCHENS

- Your choice of furniture quality wood cabinets
- Decorator counter tops
- No wax vinyl floor covering
- Continuous clean gas double oven and range
- Deluxe refrigerator with frost free freezer
- Built-in dishwasher
- Built-in garbage disposal
- Exterior vented range hood and fan
- Double bowl stainless steel sink
- Uni level faucet control with swivel spray
- Breakfast rooms, as shown
- Pantry cabinets, as shown

BATHS AND CLOSETS

- Ceramic floor tile in bath area
- Ceramic wall tile in bath and shower areas
- Your choice of furniture quality vanities with cultured marble tops and integral bowls
- King-sized bathroom mirrors
- Over sized bath tubs
- Elongated closets
- Recessed lighting
- Walk-in closets, as shown
- Linen storage closets, as shown
- Vinyl wrapped wire closet shelving

EXTERIOR FEATURES

- Lush landscaping
- Full brick with cedar siding, as shown
- Insulated front entry doors with glass side lights
- Wood/casement windows and wood patio doors with insulated double pane glass and screen
- Asphalt driveways
- Bay windows, as shown
- Patios or balcony/terraces
- Maintenance free aluminum gutters, downspouts, facia, soffit and frieze. Windows aluminum clad.

UTILITIES AND STORAGE

- Central air conditioning
- Automatic gas fired forced air furnaces
- Automatic gas fired water heaters
- Individual utility rooms, as shown
- Individual basements, as shown
- Copper plumbing water supply
- Hundred amp, 220 volt panel with circuit breakers
- Ground fault interrupters
- Master TV antenna system
- Phone pre-wiring
- Prewired for cable TV
- Dryer venting to exterior
- All underground utilities
- Rough in for washer, gas dryer & water softener

FIRE SAFE CONSTRUCTION

- Exceeding the one hour Nationally accepted standard

Courtyards OF ARLINGTON

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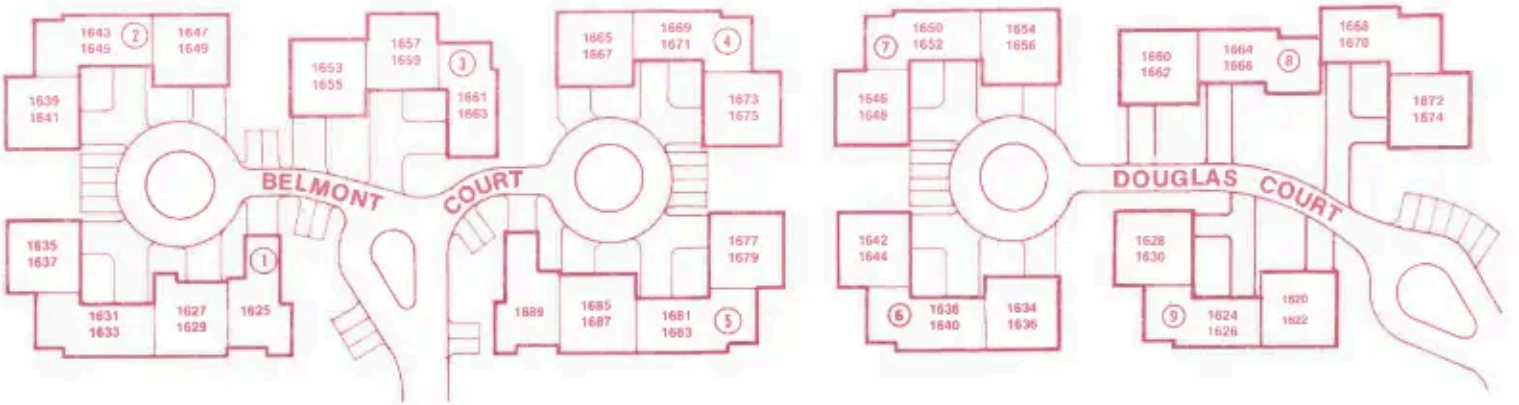
Courtyards OF ARLINGTON



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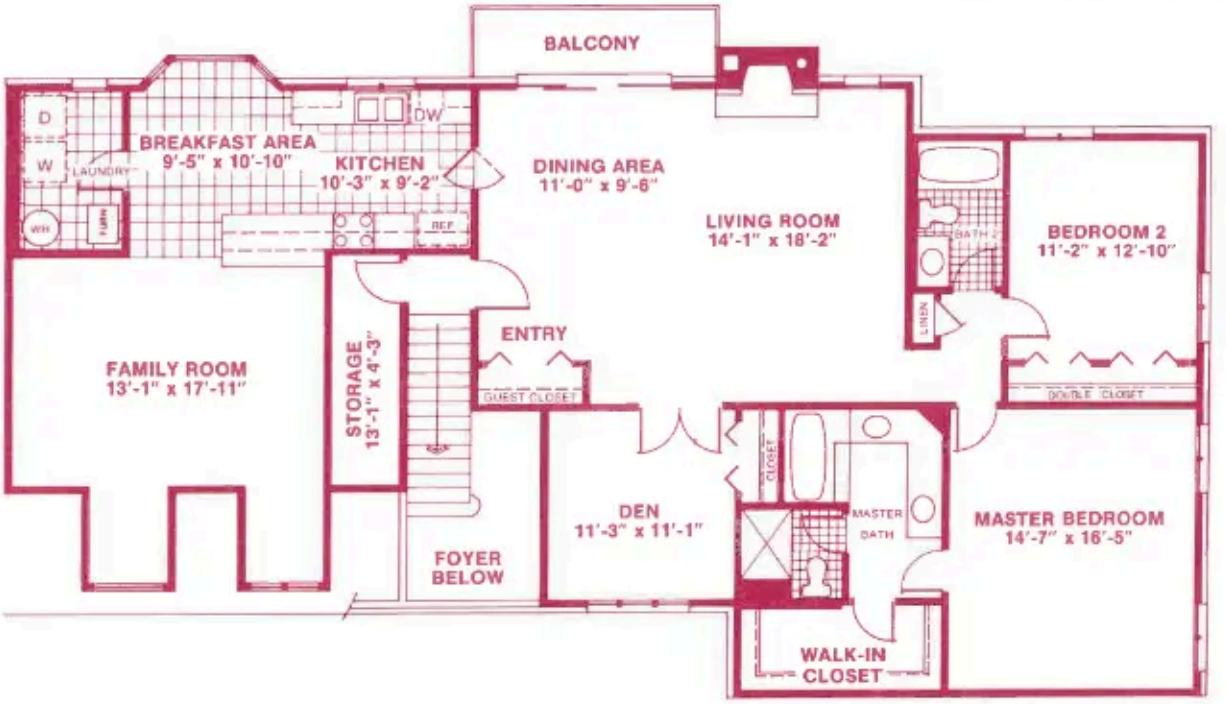
The Wakefield





GARAGE

Courtyards of Arlington

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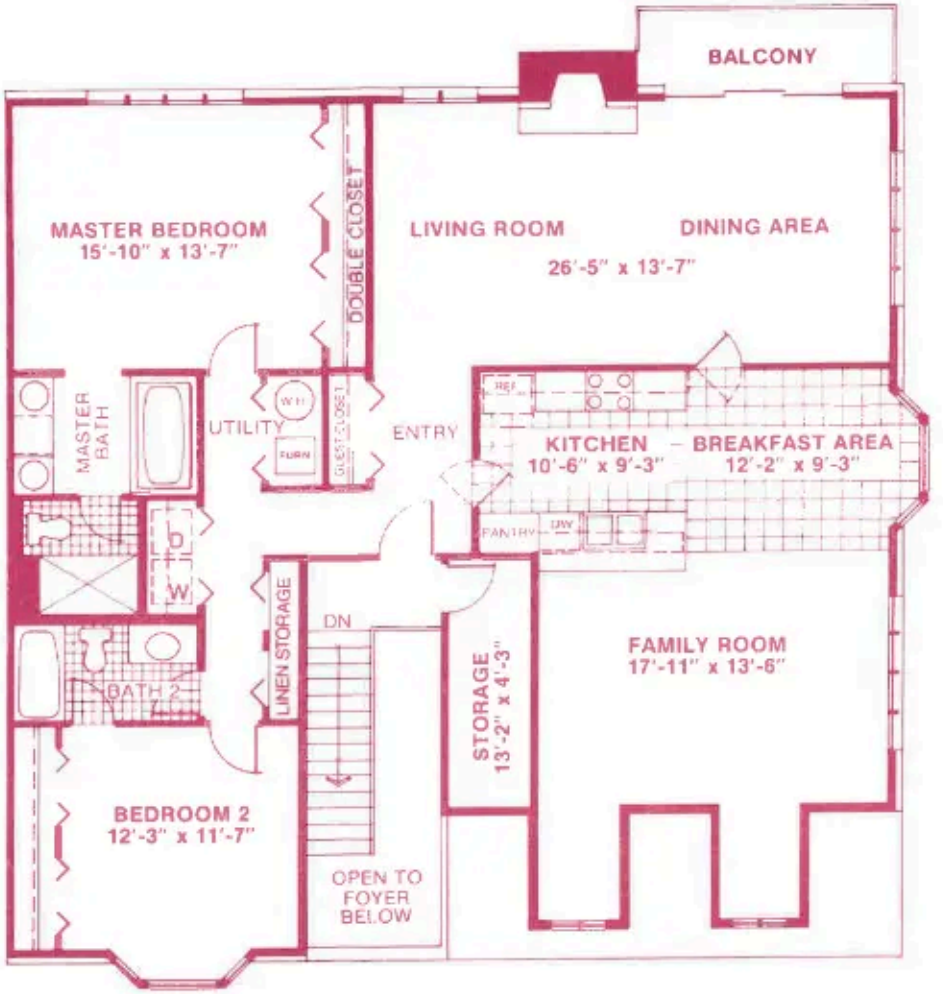
The Richmond





GARAGE

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Courtyards OF ARLINGTON

Assessment Budget

COURTYARDS OF ARLINGTON

Yearly Association Expenses

Item		Amount
Insurance		8000.00
Scavenger Service (2 weekly pickups)		1800.00
* Snow:	Street	1800.00
	Driveways	1200.00
	Walks	1200.00
Landscaping		12000.00
Street Lighting (electric)		1465.00
Water		9000.00
Management Fee		1200.00
Janitorial		10500.00
Maintenance & Painting Reserve		3000.00
Total		51165.00

* Price based on 39" annual snowfall - 12 (2" or more) storms

Plan #	Model
C	The Covington
B 1	The Bedford
B 2	The Fairfield
B 3	The Wellington
B 4	The Richmond
A 3	The Concord
A 4	The Wakefield

Clstr 1		Monthly Fee
C		101.23
B	1	64.09
B	2	67.09
A	3	76.87
A	4	77.87
B	3	68.29
B	4	71.88
Total		526.53

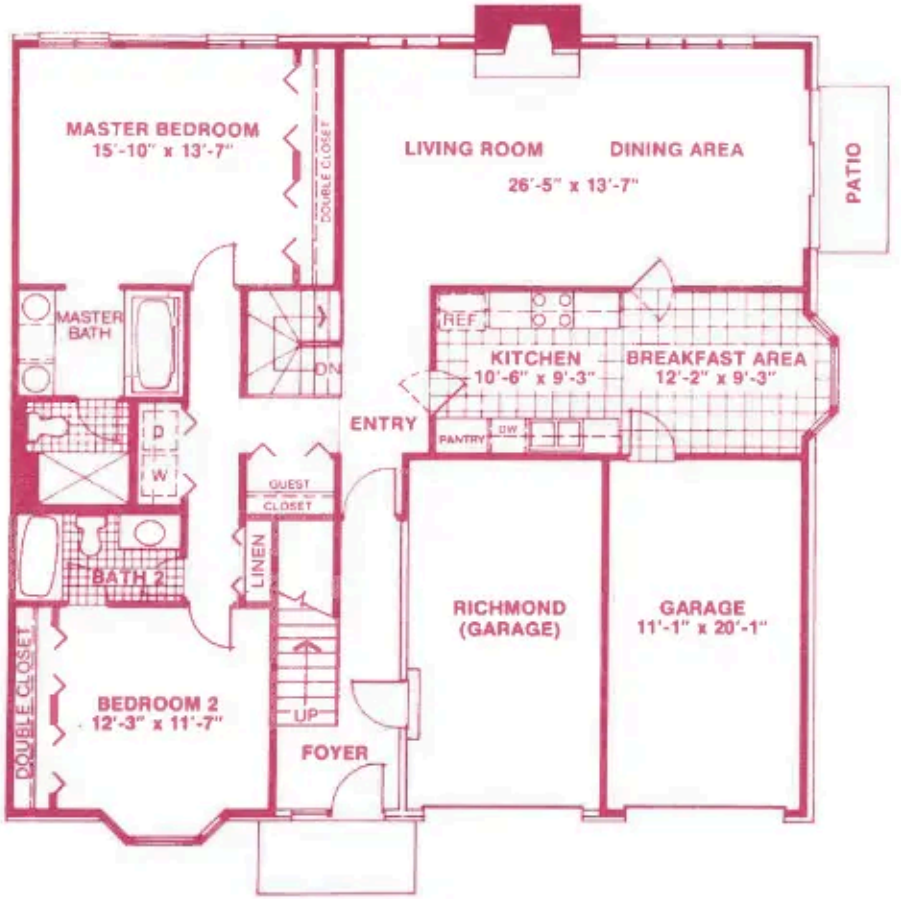
Clstr 2		
B	3	68.29
B	4	71.88
A	3	76.87
A	4	77.87
B	3	68.29
B	4	71.88
Total		434.28

Clstr 3		
B	3	68.29
B	4	71.88
B	1	64.09
B	2	67.09
A	3	76.87
A	4	77.87
Total		425.30

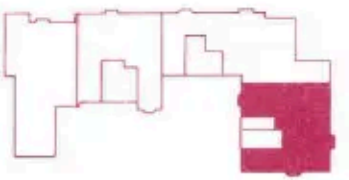
Clstr 4		
B	3	68.29
B	4	71.88
A	3	76.87
A	4	77.87
B	3	68.29
B	4	71.88
Total		434.28

Clstr 5		
B	3	68.29
B	4	71.88
A	3	76.8
A	4	77.8
B	3	68.
B	4	71.
C	1	101.
Total		53

The Wellington







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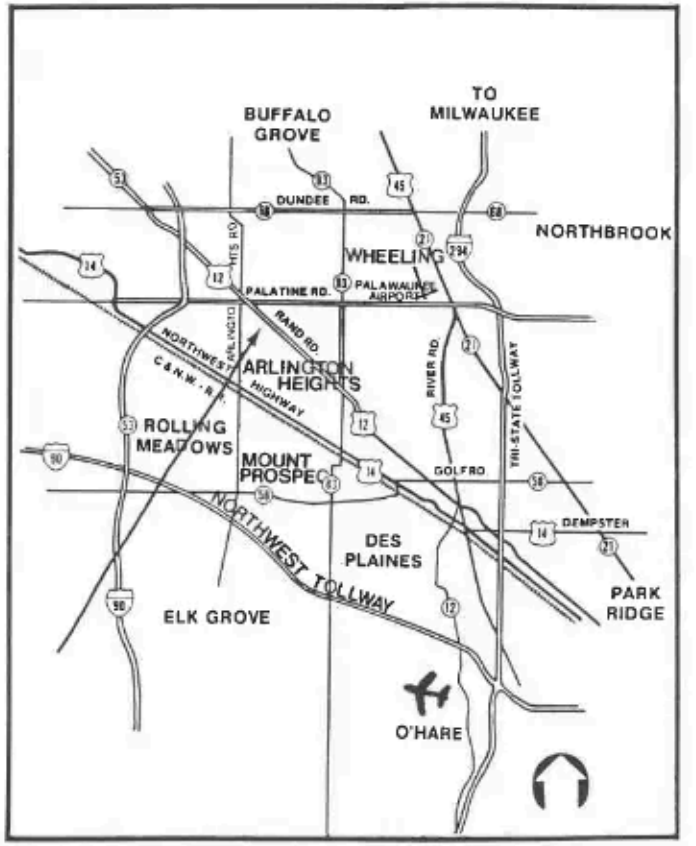
Courtyards

OF ARLINGTON

The Courtyards of Arlington

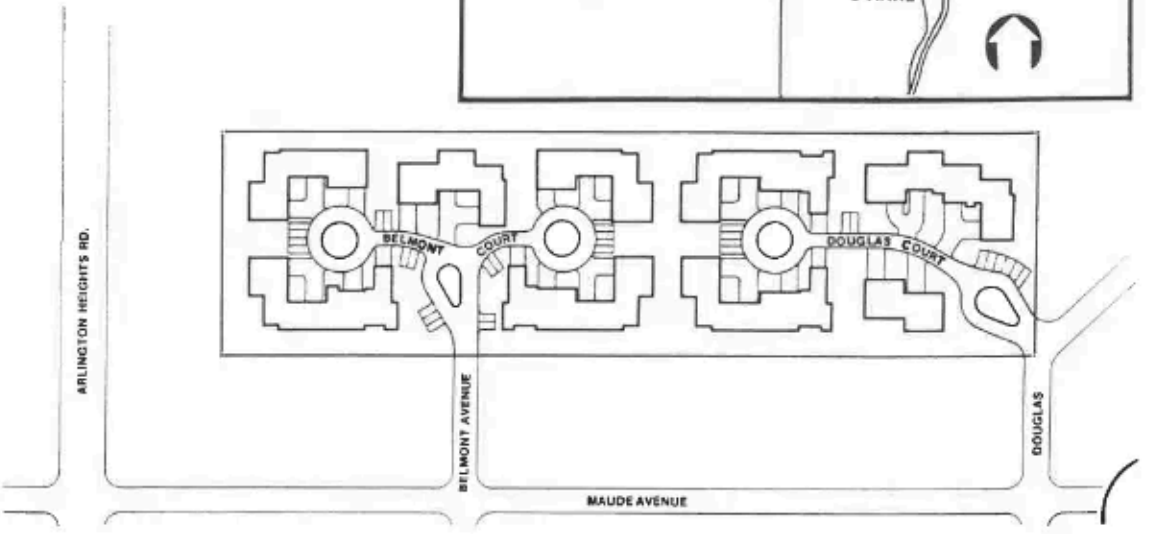
. . . is located in Arlington Heights, Ill. a well established community which vibrates with energy and a better way of life. Dotted with churches of all denominations . . . excellent schools . . . fine shopping areas . . . exclusive residential areas . . . and a wide choice of recreational facilities . . . with easy access to O'Hare and the entire Metropolitan Chicago area.

For further detailed information phone or visit us at:



Courtyards OF ARLINGTON

1635 N. BELMONT COURT
ARLINGTON HTS., ILL. 60004
(312) 398-3966



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Clstr 1		Monthly Fee
C		101.23
B	1	64.09
B	2	67.09
A	3	76.07
A	4	77.87
B	3	68.29
B	4	71.88
Total		526.53

Clstr 2		
B	3	68.29
B	4	71.88
A	3	76.07
A	4	77.87
B	3	68.29
B	4	71.88
Total		434.28

Clstr 3		
B	3	68.29
B	4	71.88
B	1	64.09
B	2	67.09
A	3	76.07
A	4	77.87
Total		425.30

Clstr 4		
B	3	68.29
B	4	71.88
A	3	76.07
A	4	77.87
B	3	68.29
B	4	71.88
Total		434.28

Clstr 5		
B	3	68.29
B	4	71.88
A	3	76.07
A	4	77.87
B	3	68.29
B	4	71.88
C	1	101.23
Total		535.51