



GARDNER POINT

FROM THE \$300'S

Monthly payment for Gardner Point starts at **\$1,736***

SINGLE FAMILY HOMES, TOWNHOMES, & CONDOMINIUMS

Gardner Point is a beautiful new community in Lehi offering all three product types: condos, townhomes, and single family homes. Brimming with amenities, Gardner Point will feature a large clubhouse, a pool, pickleball courts, a playground, and basketball courts. With plenty to do and a great location, this is an ideal community to live in.

Community Amenities

- ✓ Clubhouse
- ✓ Pool
- ✓ Playground
- ✓ Pickleball courts
- ✓ Basketball courts



801.300.2085



information@EDGEhomes.com

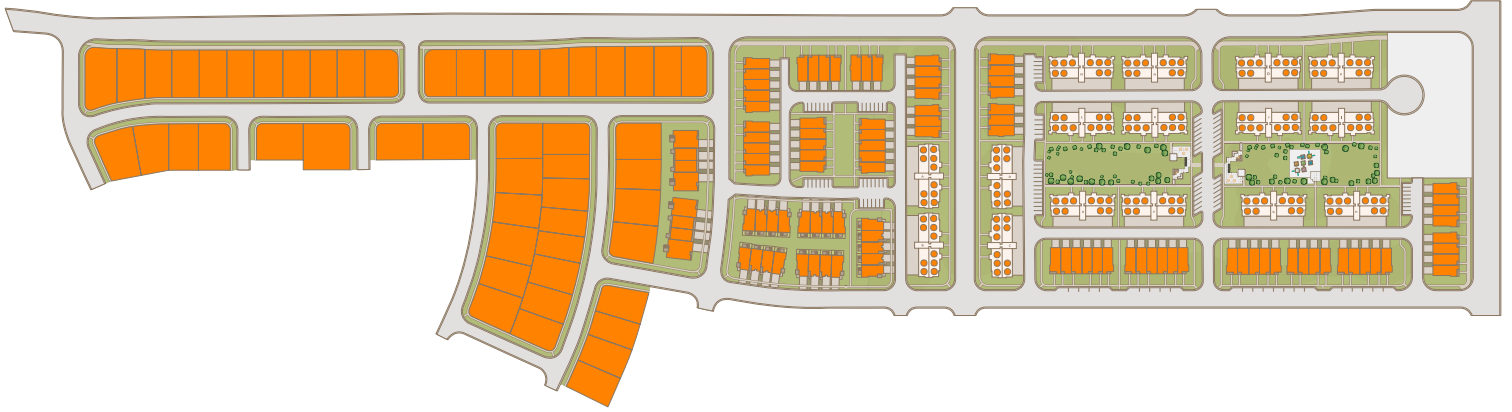


1833 N 3870 W
Lehi, UT 84043



EDGEhomes.com

*Purchase price of \$377,900 with a 3.25% interest rate, 3.553% APR, and 5% down payment. Includes principal, interest, and property taxes only. HOA, PMI, and homeowners insurance are not included. Prices and rates are subject to change without notice. All loans are subject to credit approval.



HOA

Master & Sub

HOA Contact

FCS Community Management
801.256.0465

Included in Sales Price

SINGLE FAMILY HOMES

Front & side yard landscaping

TOWNHOMES

Full yard landscaping

CONDOMINIUMS

Full landscaping

Schools

Alpine School District
North Point Elementary
Willow Creek Middle School
Lehi High School

SINGLE FAMILY HOMES

Master HOA Fees

One-time reinvestment fee of \$1,000 and HOA assessments of \$54/month

Sub HOA Fees

One-time reinvestment fee of .25% (single family home gross sales price) and HOA assessments of \$49/month

Internet Utility Fee \$100

TOWNHOMES

Master HOA Fees

One-time reinvestment fee of \$1,000 and HOA assessments of \$63/month

Sub HOA Fees

One-time reinvestment fee of .5% (townhome gross sales price) and HOA assessments of \$42/month

Internet Utility Fee \$100

CONDOMINIUMS

Master HOA Fees

One-time reinvestment fee of \$1,000 and HOA assessments of \$63/month

Sub HOA Fees

One-time reinvestment fee of .5% (condo gross sales price) and HOA assessments of \$103/month

Internet Utility Fee \$100

Utility Fee \$56

UTILITIES

Trash Collection	385.201.1010
Dominion Energy	800.323.5517
Lehi City	385.201.1010
Cable TV	Comcast