

BELLA VIDA

AT LA CANTERA

FOREFRONT LIVING





FLOOR PLAN REVEAL





TODAY'S DISCUSSION

- **REVIEW OF BELLA VIDA AT LA CANTERA**
- **THE FOREFRONT ASSURANCE PLAN™**
- **FLOOR PLAN SNEAK PEEK**
- **VIRTUAL APARTMENT TOUR**
- **CONTRACT REVIEW**
- **NEXT STEPS**



WHY BELLA VIDA AT LA CANTERA?

- **LOCAL SPONSORSHIP/OWNERSHIP BY DALLAS-BASED FOREFRONT LIVING**
- **AMAZING LOCATION**
- **NEW CCRC LIFESTYLE**
 - Independent Living in apartment homes or villa homes
 - Health Care Concierge; Health care in a residential living environment
 - Memory Support suites
 - On-site therapies
 - The Forefront Assurance Plan TM



THE FOREFRONT ASSURANCE PLAN™

- **ULTIMATE FLEXIBILITY FOR THE FUTURE**
- **YOUR RESOURCES WORKING FOR YOU**
- **PRIORITY ACCESS TO HIGHER LEVELS OF CARE**
- **PREDICTABLE MONTHLY COSTS**
- **VARIETY OF CONTRACT OPTIONS**
- **ACCESS TO HIGHER LEVELS OF CARE AT PREDICTABLE RATES**
- **UTILIZE YOUR ENTRANCE FEE FOR FUTURE CARE, IF AND WHEN NEEDED**
- **SIGNIFICANT DISCOUNT FOR FUTURE CARE IF NEEDED; \$72,000 PER PERSON**
- **STAY IN CONTROL OF YOUR FUTURE**
- **A GIFT TO YOUR FAMILY**



BELLA VIDA AT LA CANTERA AMENITIES

- **RESTAURANT**
- **BISTRO/BAR**
- **PRIVATE DINING ROOM**
- **OUTDOOR DINING**
- **MULTIPURPOSE ROOM**
- **INDOOR SWIMMING POOL**
- **FITNESS CENTER**
- **THERAPY GYM**
- **YOGA/DANCE STUDIO**
- **SALON & SPA**
- **LOBBY WITH FIREPLACE**
- **GUEST SUITES**
- **OUTDOOR LIFESTYLE SPACE**
- **DOG PARK**
- **WALKING TRAILS**
- **GATED COMMUNITY**
- **SKY LOUNGE WITH EXPANSIVE VIEWS**
- **SPORTS COURT**
- **WELLNESS PROGRAMMING**
- **INCREDIBLE VIEWS**



FOREFRONT FLEX PROGRAM AT BELLA VIDA



Approximately 20 meals
per month per person



Housekeeping and linen
service



Interior and exterior
maintenance



Transportation



Social, spiritual,
intellectual, and
wellness programs



All utilities except
phone, cable and
internet



Personal training





KEY OBJECTIVES IN DESIGN OF RESIDENCES

- **OPTIMIZING VIEWS**
- **LARGE OPEN SPACES**
- **NATURAL LIGHT**
- **STORAGE**
- **DESIGN SPACE FOR ARTWORK**
- **PLACEMENT OF UTILITIES/EQUIPMENT**
- **ACCESS TO THE OUTDOORS**
- **ACCESS AND LOCATION RELATIVE TO COMMUNITY AREAS**
- **COMPLIANCE WITH ADA**
- **AS A CHARTER MEMBER, YOU CAN PERSONALIZE YOUR RESIDENCE**





RESIDENCE FEATURES

- **LARGE OPEN FLOOR PLANS**
- **CONTEMPORARY KITCHENS WITH PANTRIES AND ALL APPLIANCES INCLUDED**
- **FULL-SIZE WASHER AND DRYER**
- **OPTIMAL STORAGE SPACE**
- **9-FOOT CEILINGS IN APARTMENTS AND EVEN HIGHER CEILINGS (FIRST, SIXTH AND VILLAS HAVE HIGHER CEILINGS)**
- **BALCONY OR TERRACE ON ALL FLOOR PLANS**
- **INDIVIDUALLY CONTROLLED HEATING AND AIR CONDITIONING**
- **FIRE SAFETY SYSTEMS**
- **LARGE WINDOWS WITH AN ABUNDANCE OF NATURAL LIGHT**





FLOOR PLAN REVEAL!

- 204 TOTAL APARTMENTS AND VILLAS; 164 APARTMENTS, 40 VILLAS
- 27 DIFFERENT FLOOR PLANS
 - 17 apartment
 - 9 villa





WHAT WE WILL SEE TODAY

- **SHARING 3 DIFFERENT FLOOR PLANS TODAY**
 - Amor-Love
 - Dulce-Sweet
 - Sol Villa-Sun
- **1 VIRTUAL TOUR**
 - Paz - Peace



AMOR

1 Bed, 1 Bath | 938 Sq. Ft.

ah-MOHR (Love)

Size, dimensions, and square footage may vary.

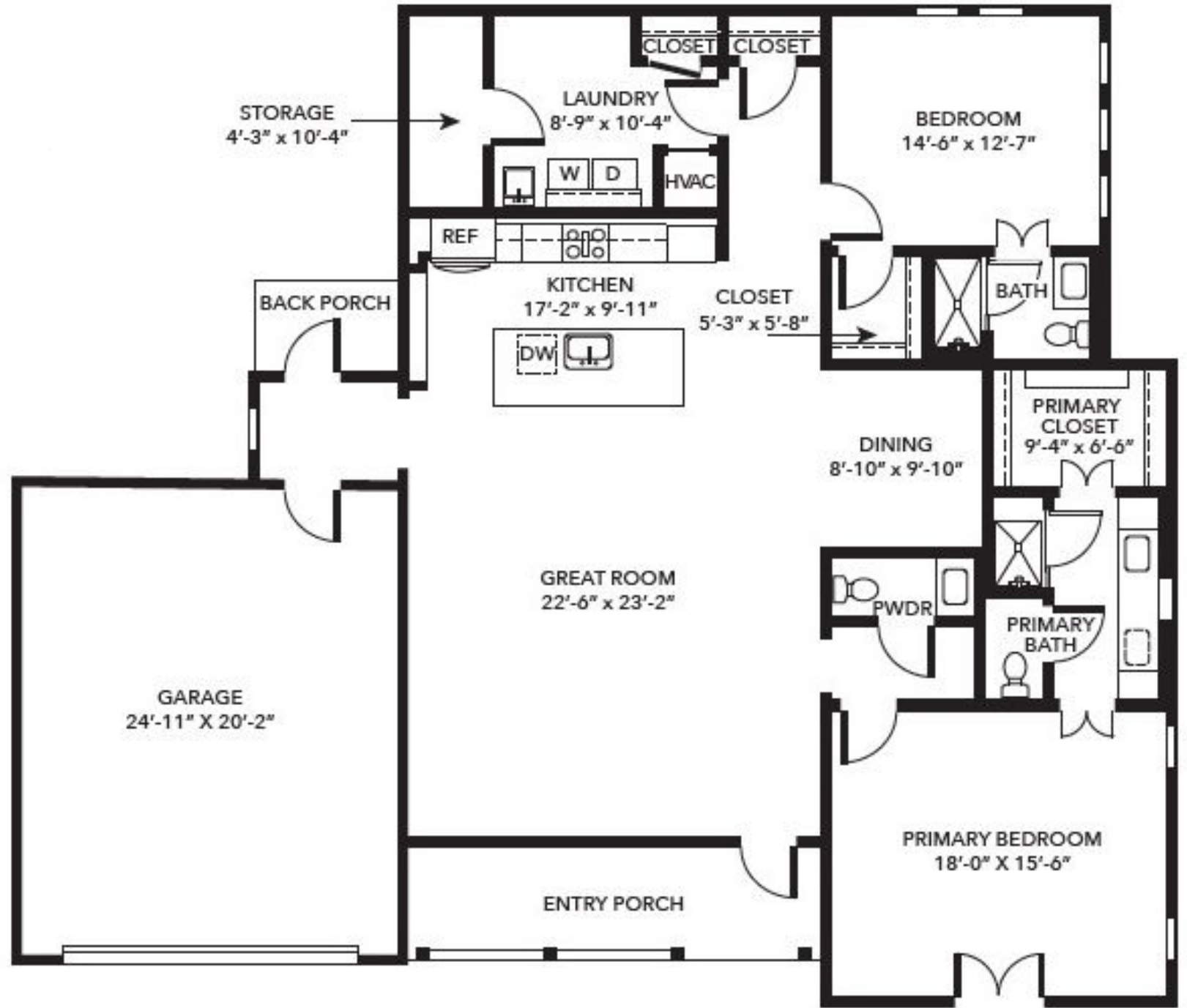


SOL VILLA

2 Bed, 2.5 Bath | 2,045 Sq. Ft.

SOHL (Sun)

Size, dimensions, and square footage may vary.

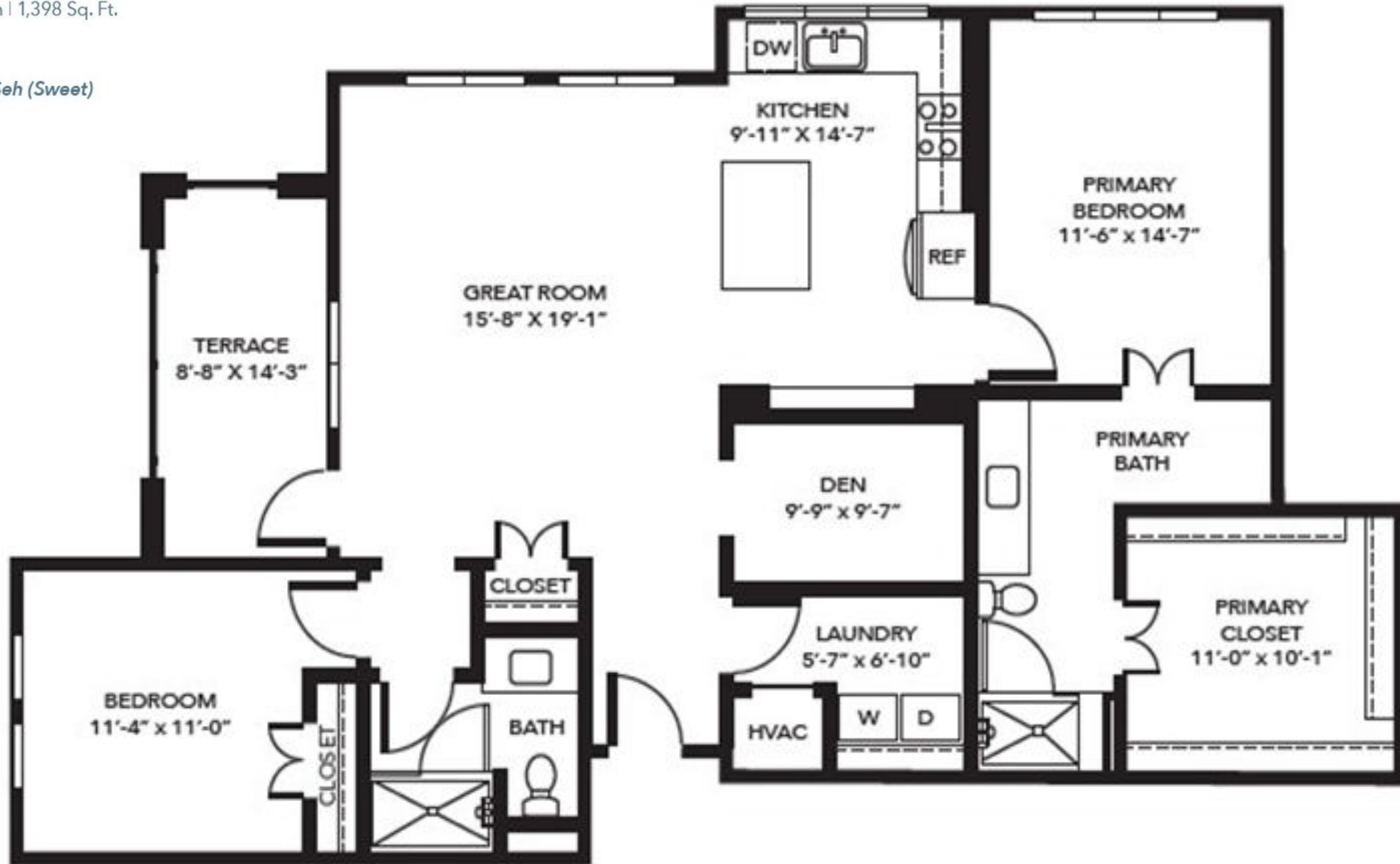


DULCE

2 Bed, Den, 2 Bath | 1,398 Sq. Ft.

DOOL-Seh (Sweet)

Size, dimensions, and square footage may vary.





CONTRACT UPDATE

- **SIMPLE PROCESS**
- **THE ONLY AGREEMENT AT THIS TIME IS THE RESERVATION AGREEMENT**
 - Confirms the benefits of Charter Membership
 - Locks in the discounted Entrance Fee and residence you choose
 - 100% Refundability of your 10% deposit
 - Application
- **DRAFT RESIDENCY AGREEMENT AND DISCLOSURE STATEMENT**
 - Executed upon move-in



REMINDERS

FIRST APPOINTMENT STARTS JANUARY 18TH

APPOINTMENTS INCLUDE

- Virtual tours of the community, residences, even views
- Review of floor plan and pricing/contract options
- Kitchen Vignette
- Tour of the Scale Model

SECURE YOUR FAVORITE RESIDENCE WITH A 10% DEPOSIT AND SIGNED RESERVATION AGREEMENT

- Locks in Charter Benefits and pricing





WHAT IF YOUR FIRST CHOICE OF RESIDENCE IS NOT AVAILABLE?

- **IDENTIFY TWO TO THREE OF YOUR FAVORITE RESIDENCES**
- **RESERVE YOUR SECOND CHOICE TO LOCK IN CHARTER BENEFITS AND PRICING**





YOUR PRE-APPOINTMENT PACKET WILL INCLUDE

- **BROCHURE**
- **FLOOR PLANS**
- **COPY OF THE RESERVATION AGREEMENT**
- **PRICE RANGES**
- **APPOINTMENT TIME AND DATE (PLEASE CONFIRM OR LET US KNOW IF A LATER DATE AND TIME WORKS BETTER FOR YOU)**

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QUESTIONS?

