INITIATION FEE & DUES



Initiation Fee: $120,000

Mandatory Initiation Fee in conjunction with purchase of home due at closing.

Monthly dues: $2,046 or $2,331*

*for Garden Homes, lawn maintenance is provided.

Dues Breakdown

- $1,523 - Monthly fees/dues which cover unlimited member use of golf, fitness, tennis, beach and clubhouse facilities plus 24-hour gate and mobile security, private mail service, and common area maintenance.
- $206 - Capital allocation; Money set aside specifically for repair and replacement of capital assets.
- $275 - AIP (Amenities Improvement Plan). Permanent loan began May 2024, assessment is for 96 months.
- $42 - Trash side yard pick up and recycling center services.

- $285* - Garden Homes landscaping maintenance (Garden Homes only).

No Food & Beverage Minimums

- Sales taxes will be added on items as determined by the State of Florida. All fees, charges, and taxes are subject to change.
- Use fees for private carts, cart rental, club care & storage, locker rentals & guests have an extra charge.