

The Grove in  
**River Hills**

## **AMENITIES**

### **The just-right balance of comfort and convenience**

Cornerstone Development started with the simple idea that smart floor plans, high quality building materials and the right amenities in an association-maintained environment would give homeowners more of what they wanted, **Time**. And we've stayed true to that vision.

For more than 15 years we've been anticipating and accommodating the latest lifestyle trends. We've designed our communities with quiet streets, paths, and open spaces, perfect for powerwalking or leisurely strolls. Our communities include well-appointed common spaces, both indoors and outside, plus the advantage of minimal maintenance. It's home ownership, without the hassle!

As soon as you move in, you'll quickly discover the Clubhouse is a welcoming, always open extension of your own home. With an inviting great room and fully equipped kitchen it will be your new favorite place to relax or entertain. Perfect for the big game, card game, and gathering of every sort. Need a place to work out? We have the room and the equipment right here, it's just a few steps from your door. Enjoy the outdoors with a game of Pickleball, relaxing at pool and patio or challenging your friends on the Bocce Ball and Putting Green or practice your swing on the Indoor Golf Simulator! Get to know your neighbors... the clubhouse will be your social hub in The Grove in River Hills!

The current monthly HOA is **\$545.00**.

### **Community Features**

- \* Low-Maintenance Living
- \* Professionally landscaped common areas
- \* Snow removal, including drives & front walks
- \* Clubhouse featuring full kitchen, great room, fitness center, pickleball & bocce ball courts, putting green, and pool w/large pool deck patio and indoor golf simulator.
- \* Common area lighting & decorative walk lights
- \* Street maintenance & repair
- \* Operation of clubhouse
- \* Reserves and future replacement funds
- \* Professional management services

### **Home Features**

- \* Convenient ranch-style living
- \* Modern country architecture
- \* Thoughtfully designed open-concept plans
- \* Full lower level with options to finish space
- \* Numerous sites offering look out lower levels
- \* Seamless selection process with our in-house design studio and personal designers.
- \* Homes built by long-term trade partners
- \* Full Turn-key process of complete home with construction financing, driveway, landscaping and irrigation included
- \* Low maintenance living for a carefree lifestyle

