

EQUITY BENEFITS

The feature that makes retirement living here truly unique from other retirement communities is our concept of ownership. 100% of all units at Legacy are member-owned. And ownership comes with a lot of benefits compared to a conventional retirement community.



EQUITY MODEL

- Homes are sold and owned as Condominiums.
- You will have a deed to your home and own everything interior, wall-to-wall, but nothing exterior.
- Personalize your interior fixtures and finishes to your preference, selecting from a library of custom finishes through Legacy's design package.
- You are free to sell your home at any time. Legacy will have an affiliated real estate office to assist you or your estate in that process.
- You or your estate benefit from the proceeds from the resale, including any appreciation earned while living there.
- Once Legacy is completed, all property will be member-owned or Association-owned.

VS

ENTRANCE FEE MODEL

- At a conventional CCRC, there are one-time large fees or a "buy-in."
- You don't own your home—the community owns the home. Living in an entrance fee community is like renting in an age-restricted community.
- You don't own the appliances or fixtures inside the home and will be limited in the options available to you to customize the interior. You own only your personal belongings.
- At a conventional CCRC, should you decide to move before your contract expires, you could lose 10%—up to a 100%—of that initial investment.
- When you leave a conventional CCRC you will only be refunded the amount specified in your contract and be repaid within a contractually agreed-upon time.