

North End Townhome Condominium Association Education Document, January 2024

Homeowner Associations have a unique role in the housing market. HOAs are developed to maintain property values, meet established homeowner expectations, and lower burdens on state and local governments through common assessments.

The North End Townhome Condominium Association monthly fees vary between **\$279.87** and **\$495.03** depending on the percentage of ownership interest in the common elements. The late date is the **15th** of the month. A \$15.00 late fee is charged after the 15th.

This includes:

Water

Sewer

Trash removal

All common area landscape maintenance

Snow removal: Sidewalks, mailboxes and parking lot

Exterior Pest control

Electric in the common areas

Exterior maintenance on buildings

Insurance on structure (homeowner carries contents insurance). Homeowner must also carry Loss

Assessment Coverage for no less than \$31,000.00

Reserve contributions for future replacement of common components

Professional Management and website maintenance

Assessments for the North End Residences Association

The Board meets quarterly. Meetings dates, locations and agendas will be emailed to owners in advance and posted on the website or you can call management for the next scheduled meeting.

The insurance policies for the Board and common property are held by:

Henderson Insurance Agency (Farmers): Curt Henderson, Agent

7385 East Peakview Ave. | Centennial, CO 80111

Office: 303.706.1000 Fax: 303.799.1228

North End Townhome Condominiums is managed by:

Dan Anderson II

Metro Property Management

10800 E. Bethany Dr., Suite 235 | Aurora CO 80014

303.309.6220 303.309.6222 fax

danderson@MetroPropertyMgt.com

North End Residences Association is managed by:

Melissa Sykes

Advance HOA Management

10385 Westmoor Dr., Suite 320 | Westminster CO 80021

303-482-2213

Melissa.sykes@advancehoa.com

See the website (www.metropropertymgt.com) for more North End Townhome Condominiums Association information.