



## 2026 HOA Fees (information deemed reliable but not guaranteed)

|   |                               |            |
|---|-------------------------------|------------|
| <b>SLHOA3</b><br><b>IronOaks at Sun Lakes</b><br><b>480-895-7275</b>  | Dues - semi-annually          | \$1,518.00 |
|   | Transfer fee                  | \$ 361.00  |
|   | Service fee - Condo Certs     | \$ 39.00   |
|   | FACE fee                      | \$6,072.00 |
|   | Rush fee (if applicable)      | \$ 100.00  |
| <b>Unit 37 Villas</b><br><b>480-339-8793</b>  | Dues - Monthly                | \$ 287.00  |
|   | Transfer fee                  | \$ 800.00  |
|   | Resale Disclosure fee         | \$ 375.00  |
|   | Prepaid Assessment (2 months) | \$ 574.00  |
|   | Service fee - HomeWiseDocs    | \$ 25.00   |
| <b>Unit 46 A Villas</b><br><b>480-802-7716</b>  | Dues - Quarterly              | \$ 665.00  |
|   | Transfer fee                  | \$ 800.00  |
|   | Service Fee - CondoCerts      | \$ 29.00   |
|   | Resale Disclosure fee         | \$ 39.00   |
| * Project fund for Roof and irrigation replacement and repair   |                               |            |
| <b>SLHOA2</b><br><b>Cottonwood/Palo Verde</b><br><b>480-895-3550</b>  | Dues - Annually               | \$1,842.00 |
|   | Transfer fee                  | \$ 400.00  |
|   | Capital Contribution          | \$5,000.00 |
|   | Rush fee                      | \$ 75.00   |
| <b>Note: SLHOA2 requires proof of age (copy of DL) from new Buyers BEFORE they will issue a demand statement to the Title Company</b> |                               |            |
| <b>CW Unit 11 Townhomes</b><br><b>480-201-8400</b>  | Dues - Monthly                | \$ 230.00  |
|   | Transfer fee                  | \$ 250.00  |
|   | Resale Disclosure fee         | \$ 230.00  |
|   | Reserve Fund fee              | \$1,500.00 |
| <b>CW Unit 19 Townhomes</b><br><b>Premier Community Mgmt</b><br><b>480-704-2900</b>   | Dues - Monthly                | \$ 248.33  |
|   | Prepaid - 3 months up front   | \$ 712.95  |
|   | Transfer fee                  | \$ 200.00  |
|   | Resale Disclosure fee         | \$ 200.00  |
|   | Working Capital Assessment    | \$1,100.00 |
| Rush fee  | \$ 100.00                     |            |
| <b>Palo Verde ONLY</b>  | Gate fee - Annual             | \$ 263.00  |
|   | Road Maintenance fee - Annual | \$ 425.00  |
| <b>Sun Lakes Country Club</b><br><b>480-895-9270</b>  | Dues - Annually               | \$1,842.00 |
|   | Prepaid - 2 months up front   | \$ 307.00  |
|   | Transfer fee                  | \$ 400.00  |
|   | Capital Contribution          | \$2,763.00 |
|   | Service fee - CondoCerts      | \$ 39.00   |
| <b>Sun Bird Golf Resort</b><br><b>480-802-4901</b>  | Dues - Annually               | \$1,500.00 |
|   | Transfer fee                  | \$2,800.00 |
|   | Capital Contribution          | \$ 400.00  |