











Encanterra is a private, non-equity club which delivers its Members an experience unlike any other, and includes all of the following and much, much more.

- Five restaurants, including a café, poolside cabana bar & grill, lounge, and full-service dining
- A full-service spa with nails, skin, and massage services
- Tom Lehman-designed core-style golf course
- Four pools, including two for relaxation under the sun, another for year round exercise indoors, and another specifically for lap swimmers
- Art Studio
- Tennis, bocce ball and pickleball courts
- Access to business services including conference room with complete A/V set up
- Resort-Style concierge services
- An events center designed to accommodate parties large or small, including weddings, concerts, and more
- Expansive athletic club including cardio and strength training, a women's only section, & outdoor fitness lawns

	COMMUNITY	GOLF
<b>Member Profile</b>	Casual or infrequent players	Frequent players
<b>Eligibility</b>	All Homeowners	Homeowners only
<b>Initiation Fee</b>	\$8,000	\$45,000
<b>Initiation fee incentive available with new home purchases only</b>	\$4,000	\$5,000
<b>Monthly Golf Dues</b>	N/A	\$396
<b>Monthly Club Dues</b>	\$198	\$198
<b>Monthly Homeowners Association Dues</b>	\$145	\$145
<b>Resort Collection Landscape Maintenance Dues</b>	\$79	\$79
<b>Monthly Total: Encanterra Models / Resort Collection</b>	\$343 / \$422	\$739 / \$818

## INCLUDED FEATURES

<b>Golf Access</b>	Access to 24 rounds, limited by season, guest fee required	Unlimited
<b>Sports Shop Discount</b>	25% off apparel, 15% off equipment	25% off apparel, 15% off equipment
<b>Refundable Initiation Fee?</b>	80% of what was originally paid	80% of the current sales price up to 100% of what was originally paid
<b>Club Access</b>		
<b>Outdoor Amenities</b>		
<b>Access to 30+ Special Interest Clubs</b>		
<b>Access to Members Only Events</b>		
<b>Access to MyEncanterraLife.com</b>		
<b>Charging Privileges</b>		
<b>Ability to Host and Send guests to the Club</b>		
<b>Access to Business Resource Center</b>		

## ENHANCEMENT OPTIONS

<b>Wine Vault Program with "Cost + 20%" Purchase Privilege</b>	\$150 / year	\$150 / year
<b>Golf Bag Storage</b>	N/A	\$125 / year
<b>Private Locker Fee</b>	\$150 / year	\$150 / year
<b>Private Golf Car Trail Fee</b>	N/A	\$1,425 / \$975
<b>Encanterra Golf Car Trail Fee</b>	N/A	\$1,725 / \$1,150

## **GOLF GUEST FEES - All guest fees include golf cart and practice facility access.**

	<b>COMMUNITY</b>	<b>GOLF</b>
<b>Unaccompanied Guests of Golf Members (Winter)</b>	N/A	\$150
<b>Unaccompanied Guests of Golf Members (Summer)</b>	N/A	\$89
<b>Extended Family Guests of Golf Members (Summer &amp; Winter)</b>	N/A	\$30 / \$75
<b>Social Members &amp; Accompanied Guests of Golf Members (Winter)</b>	\$99	\$99
<b>Social Members (Summer)</b>	\$55	N/A
<b>Accompanied Guests of Golf Member (Summer)</b>	N/A	\$40
<b>Accompanied Guests of Social Members (Winter)</b>	\$150	N/A
<b>Accompanied Guests of Social Members (Summer)</b>	\$89	N/A
<b>Extended Family Accompanied Guests of Social Members (Winter)</b>	\$125	N/A
<b>Extended Family Accompanied Guests of Social Members (Summer)</b>	\$85	N/A

## **MEMBERSHIP FAQs**

### **Is Membership required when I buy a home at Encanterra®?**

The Community Association has acquired membership rights for all who buy a home in the community. Members of the Community Association become sub-members (sometimes called “Social” Members) of the Club.

### **I haven’t seen this structure in a community before - why is it set up this way?**

We set up Encanterra differently because we’ve learned from other communities that separating HOA functions from Club operations ensures the resort lifestyle is delivered well beyond the involvement of the homebuilder.

### **I’ve heard references to both a “Social” and “Community” membership - is there a difference?**

As it relates to the technical club structure there is a difference between the two. However, in practice these two member categories are used interchangeably to describe privileges and access. Further detail is available in the Membership Plan.

### **If I sell my home what happens to the Membership?**

Depending on your Membership type, you will have the option of either maintaining your Membership or resigning from the Club and receiving your refund.

### **Can Members be assessed to cover any Club operating deficits or club capital improvements?**

No, operating shortfalls and capital improvements are paid for by the Club owner.

### **Is the Initiation Fee on Memberships refundable?**

Upon resignation, Golf Members are eligible to be refunded 80% of the current initiation fee of their Membership category up to 100% of what was originally paid. Community memberships are refundable at 80% of what was originally paid.

### **Are guests allowed at the Club?**

The restaurants and spa are always open to guests of Members, and other areas may require guest fees. These areas include the resort pool, athletic club, tennis courts, and of course, golf. Golf guest fees are available above.

### **Where can I get further information about Memberships?**

Contact our Membership Office at **480.677.8089** or **Membership@Encanterra.com**.

We Want to Hear from You! Submit Your Questions, Comments, Concerns at **TellShea.com**.

\*The specific nuances of membership cannot all be included in promotional materials. Prices referenced as of March 2017 and may change without notice. Please note that complete detail on memberships can be found in the Membership Plan which is available upon further inquiry. Sales: Shea Communities Marketing Company (AZ DRE #CO00121000). Construction: SHALC GC, INC. (AZ ROC# 291056). Homes at Trilogy at Encanterra are intended for occupancy by persons aged 55 and over, while homes at Encanterra Resort Community are intended for occupancy by all ages with certain exceptions as provided for in the governing documents. This is not an offer for sale or lease. No offer for sale or lease may be made, and no offer for purchase or lease may be accepted prior to issuance of an Arizona Public Report. A PUBLIC REPORT IS ON THE STATE REAL ESTATE DEPARTMENT WEB SITE. Trademarks are property of their respective owners. Equal Housing Opportunity.

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