



## Hunters Ridge Golf & Country Club –2025 Membership Program and Fees

<b>Annual Dues</b>	<b>Annual Social Dues</b> <b>\$4,650.00</b> (All members are required to have a Social Membership. No sales tax on Social Dues.)	<b>Annual Golf Dues (Includes Social Dues)</b> <b>\$10,257.23 (Golf, Social, &amp; Sales Tax)</b> \$5,265.00(Golf Dues) \$342.23 (6.5% Sales Tax golf only) \$4,650.00 (Social Dues)
<p style="text-align: center;"><b>GOLF UPGRADE</b></p> <p>Our Golf initiation fee is currently priced at \$50,000.</p> <p>Call Olivia at 239-992-4900 for inquiries or additional information.</p> <p>Homes with Golf or Charter Memberships attached do not pay an upgrade fee.</p> <p>Please call to confirm membership status.</p>	<ul style="list-style-type: none"> <li>Luxurious 13,500 sq. ft. Clubhouse Main Dining Room &amp; Grill Room with Outdoor Dining</li> <li>Lighted Tennis &amp; Pickleball Courts</li> <li>Croquet Court &amp; Bocce Ball</li> <li>5,000 sq. ft. Activity Center</li> <li>2,500 sq. ft. Swimming Pool with Lap Lanes and 2,500 sq. ft. sun deck and spa</li> <li>Poolside Bar and Restaurant</li> <li>Clubhouse Patio Bar and Restaurant</li> <li>Fitness Room</li> <li>Full calendar of Fitness Classes with full time instructor</li> <li>Card and Game Room</li> <li>24-hour Gated Security Staff</li> <li>On-site Management Staff</li> </ul>	<ul style="list-style-type: none"> <li>Championship 18 Hole Par 72 Golf Course designed by Gordon Lewis</li> <li>No Green Fees</li> <li>Preferred Starting Times</li> <li>Weekly Men's and Ladies Days Events</li> <li>Annual Member Guest Event</li> <li>Three Practice Areas (driving range, putting, chipping)</li> <li>Summer Reciprocal Program</li> <li>Men's and Ladies Golf Lounges</li> <li>Fully stocked, professionally staffed pro-shop</li> <li>Golf Lessons Available</li> <li>All Social Member Benefits</li> </ul> <p><b>Annual Golf Trail Fee for those with a personal golf cart - \$1,600.00 + 6.5% Sales Tax</b></p> <p><b>Cart Fee - \$28.00/person/18 holes \$18.00/person/9 holes</b></p>
<b>Food Minimum - Yearly Jan 1<sup>st</sup> thru Dec 31<sup>st</sup></b>	Minimum is \$1,250.00 per site per year. Includes food and beverage/alcohol purchases <b>before</b> tax and gratuity. Unspent minimum amounts will be billed on December 31 <sup>st</sup> of each year	
<b>Hunters Ridge Sewer Fee</b>	\$46.50 monthly for all villas and single-family homes, billed quarterly (\$139.50) (Sewer and water are included in quarterly maintenance fees for all <b>Coach Homes</b> )	
<b>One Time Fees</b>	Transfer Fee - <b>\$400.00. Collected at closing.</b> Capital Assessment - <b>\$1,500 (collected from the buyer on all resales for capital reserve fund)</b>	
<b>Special Assessments - (Does not apply to all properties, please inquire with specific address)</b>		
<b>\$111 Quarterly</b>	Thru November 2025, renovation of our Main Dining Room and Kitchen areas.	
<b>\$130 Monthly</b>	Golf/Charter Members                      Two-year Capital Improvement Plan – thru December 2024	
<b>\$30 Monthly</b>	Social Members                                      Two-year Capital Improvement Plan – thru December 2024	
<b>Pet Restrictions</b>	<b>Grand Pines:</b> Dogs and Cats weighing less than 10# <b>Lynx Pass &amp; Pheasant Hollow:</b> 2 domesticated household pets <b>Community:</b> No aggressive dogs, hybrids or reptiles permitted.	
<b>2025 COMMUNITY ASSOCIATION INFORMATION – QUARTERLY FEES</b>  <b>Comcast Bulk Agreement – Included in Quarterly Maintenance Fees for all Units</b> <b>High Speed Wireless Internet Service (fiber-optic) and Router, X1-HD whole home DVR and three X1-HD companion receivers, voice activated remote controls and all taxes and fees for these items. Our channel package is the Limited Basic plus the Digital/High Definition Starter Package, music channel package and access to On-Demand.</b>		
<b>Single Family Quarterly</b>  \$568.50  Comcast bulk agreement and mailbox and streetlight repairs.	<b>North Villa – South Villa Quarterly</b> \$1,811.45 - South Villa \$1,895.90 - North Villa  Comcast bulk agreement and mailbox and streetlight repairs. Reserves for painting, roof repair/replacement, exterior insurance and lawn maintenance	<b>Coach Homes Quarterly</b> \$2,118.00 (Grand Pines Bldg. 1-4, 8) \$2,025.00 (Grand Pines Bldg. 5, 6, 7) \$2,364.80 (Pheasant Hollow) \$2,470 (Lynx Pass) Comcast bulk agreement and mailbox and streetlight repairs. Reserves for painting, roof repair/replacement, exterior insurance and lawn maintenance. Water and sewer.
All rates are subject to change, and in accordance with Florida law, 6.5% sales tax will be added to yearly dues, where applicable. Please contact our Membership Director at 239-992-4900 or <a href="mailto:olivia@huntersridge-ca.com">olivia@huntersridge-ca.com</a> for questions/information.		