



# Fairmount

*Dedicated to Faith, Family & Community*

333 Wheat Ridge Drive | Ephrata PA 17522

Phone: 717.354.1800 | Fax 717.354.6665

www.FairmountHomes.org

## Cottage Fee Schedule

<u>Residence</u>	<u>Square Footage Living/Gar/Bsmt</u>	<u>Address</u>	<u>Entrance Fee*</u>	<u>Monthly Fee Sngl/Dbl Occupancy</u>
1 BR, 1 bath, gar.....	778/264.....	105/117 FC DR.....	\$115,777...	\$1,070/1,120
1 BR, 1 bath, gar .....	778/338.....	121/123 FC DR .....	\$118,710...	\$1,070/1,120
2 BR, 1 bath, gar .....	896/290.....	111/115 FC DR .....	\$154,250...	\$1,094/1,144
2 BR, 1.5 bath, gar.....	1,040/313 .....	206/208 WR DR .....	\$183,867...	\$1,094/1,144
2 BR, 1.5 bath, gar.....	1,023/364 .....	34/36 Nolt DR.....	\$195,122...	\$1,094/1,144
2 BR, 1.5 bath, gar, cov. patio.....	1,040/313 .....	201/207/209 WR DR .....	\$199,253...	\$1,102/1,152
2 BR, 1 bath, sunroom, gar.....	1,088/290 .....	109/113 FC DR.....	\$200,147...	\$1,121/1,171
2 BR, 2 bath, gar.....	1,114/282 .....	108/110/112/114 FC DR.....	\$212,397...	\$1,094/1,144
3 BR, 2 bath, gar.....	1,513/294 .....	30 Nolt DR.....	\$230,886...	\$1,129/1,179
2 BR, 1.5 bath, sunroom, gar.....	1,208/313 .....	210/212/214 WR DR.....	\$228,122...	\$1,121/1,171
2 BR, 1.5 bath, sunroom, gar.....	1,208/313 .....	203/205/211/213/215/216/218 WR DR..	\$234,966...	\$1,121/1,171
2 BR, 1.5 bath, sunroom, gar.....	1,312/364 .....	32/38 Nolt DR.....	\$245,337...	\$1,121/1,171
2 BR, 2 bath, gar, bsmt.....	1,120/308/1,097 .....	221 WR DR .....	\$250,267...	\$1,197/1,247
2 BR, 2 bath, sunrm, gar, bsmt.....	1,288/308/1,097 .....	217/219 WR DR .....	\$275,308...	\$1,210/1,260
2 BR, 2 bath, sunrm, gar, bsmt.....	1,271/310/1,581 .....	133/135/137/139 CV DR.....	\$285,560...	\$1,267/1,317
2 BR, 2 bath, deck, gar .....	1,431/299 .....	104 FC DR.....	\$292,339...	\$1,210/1,260
2 BR, 2 bath, sunrm, patio, gar.....	1,394/320 .....	100 FC DR.....	\$284,966...	\$1,211/1,261
2 BR, 2 bath, sunrm, gar, patio.....	1,464/326 .....	144 CV DR .....	\$314,708...	\$1,385/1,435
2 BR, 2 bath, sunrm, dbl gar, patio.....	1,464/678 .....	142 CV DR .....	\$323,868...	\$1,400/1,450
2 BR, 2 bath, sunrm, dbl gar.....	1,565/636 .....	98 FC DR.....	\$345,575...	\$1,228/1,278
2 BR, 2 bath, sunrm, deck, dbl gar.....	1,602/593 .....	106 FC DR.....	\$352,728...	\$1,268/1,318
2 BR, 2 bath, sunrm, dbl gar.....	1,602/593 .....	102 FC DR.....	\$358,782...	\$1,264/1,314
2 BR, 2 bath, sunrm, gar, fin. bsmt, deck..	1,692/378/650.....	143/145 CV DR.....	\$366,531...	\$1,577/1,627
2 BR, 2 bath, sunrm, deck, dbl gar.....	1,732/600 .....	103 FC DR.....	\$397,700...	\$1,389/1,439
3 BR, 2.5 bath, dbl gar, bsmt.....	1,987/525/1,737 .....	101 FC DR. ....	\$431,360...	\$1,542/1,592
2 BR, 2.5 bath, sunrm, dbl gar, fin. bsmt, deck .	1,692/758/1,380 .....	147 CV DR .....	\$405,702...	\$1,600/1,650
2 BR, 2.5 bath, sunrm, dbl gar, fin. bsmt, deck .	1,692/758/1,380 .....	141 CV DR .....	\$430,683...	\$1,637/1,687

\* Entrance fee based on a fully declining 0% refund.

Effective July 1, 2026

(Over)

## Orchard Terrace Cottage Fee Schedule (New Construction)

<u>Residence</u>	<u>Square Footage Living/Gar/Bsmt</u>	<u>Address</u>	<u>Entrance Fee*</u>	<u>Monthly Fee Sngl/Dbl Occupancy</u>
2 BR, 2 bath, gar, cov. patio.....	1,216/272.....	153/157/161 OT DR.....	\$245,440....	\$1,251/1,301
2 BR, 2 bath, gar, cov. patio .....	1,228/272.....	155/159 OT DR.....	\$255,840....	\$1,261/1,311
2 BR, 2 bath, gar, cov. patio.....	1,265/299.....	163 OT DR .....	\$284,900....	\$1,314/1,364
2 BR, 2 bath, dbl gar, cov. patio .....	1,255/519.....	151/165 OT DR.....	\$292,680....	\$1,303/1,353
2 BR, 2 bath, dbl gar, bsmt, cov. deck ...	1,333/519/1,186.....	150/152/162/164 OT DR.....	\$343,200....	\$1,501/1,551
2 BR, 2 bath, gar, bsmt, cov. deck.....	1,345/329/1,198.....	154/156/158/160 OT DR.....	\$328,640....	\$1,480/1,530

\* Entrance fee based on a fully declining 0% refund.

Effective July 1, 2026

## Cottage Monthly Fee Inclusions and Amenities

### Monthly Fee Includes:

- Water and sewer services
- Garbage and recycling removal
- Real estate taxes
- Grounds maintenance and snow removal
- Repairs and maintenance of building, residence and furnished appliances
- Internet service
- Personal mailbox and postal services
- 24-hour emergency response system
- Activities and wellness programming
- Social services
- Routine, scheduled transportation

### Amenities:

- Nature/fitness trail, gazebos, patios and fish ponds
- Fitness center
- Activities, music programs and special events
- Dining rooms and private dining options
- Gift and snack shops
- Woodshop
- Chapels for church services and Bible studies
- Lounges, gathering rooms and libraries
- Access to Home Messenger Library and Bookstore and Muddy Creek Farm Museum
- Priority access to other Fairmount Homes care levels



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## Wheat Ridge Apartment Fee Schedule

<u>Apartment</u>	<u>Square Feet</u>	<u>Entrance Fee*</u>	<u>Monthly Fee</u>	
			<u>Single Occupancy</u>	<u>Double Occupancy</u>
<b>Akron Studio, 1 Bath</b> ..... One Unit	595	\$87,242	\$1,202	\$1,307
<b>Bareville – 1 BR, 1 Bath</b> ..... Four Units	597	\$99,398	\$1,278	\$1,383
<b>Brownstown – 1 BR + Den, 1 ½ Baths</b> ..... Two Units	828	\$137,439	\$1,593	\$1,698
<b>Cocalico, 1 BR + Den, 1 ½ Baths</b> ..... Four Units	865	\$154,620	\$1,654	\$1,759
<b>Conestoga – 1 BR + Den, 1 ½ Baths</b> ..... One Unit	875	\$155,847	\$1,669	\$1,774
<b>Farmersville – 1 BR + Den, 1½ Baths</b> ..... Twelve Units	880	\$155,847	\$1,669	\$1,774
<b>Hahnstown – 1 BR + Den, 1½ Baths</b> ..... Four Units	910	\$159,527	\$1,711	\$1,816
<b>Hinkletown – 1 BR + Den, 1½ Baths</b> ..... Three Units	955	\$171,798	\$1,773	\$1,878
<b>Murrell – 2 BR, 2 Baths</b> ..... One Unit	1,045	\$189,537	\$1,685	\$1,790
<b>Murrell – 2 BR, 2 Baths</b> ..... Two Units	1,045	\$191,434	\$1,801	\$1,906
<b>Talmage – 2 BR, 2 Baths</b> ..... Eight Units	1,045	\$196,341	\$1,841	\$1,946
<b>Voganville – 2 BR, 2 Baths</b> ..... Three Units	1,422	\$248,906	\$2,357	\$2,462

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Effective July 1, 2026

# Wheat Ridge Apartments

## Monthly Fee Includes:

- Electric, heat and air conditioning
- Water and sewer services
- Garbage and recycling removal
- Real estate taxes
- Grounds maintenance and snow removal
- Repairs and maintenance of building, residence and furnished appliances
- Internet service
- Personal mailbox and postal services
- 24-hour emergency response system
- Activities and wellness programming
- Additional storage space
- Social services
- Routine, scheduled transportation

## Amenities:

- Nature/fitness trail, gazebos, patios and fish ponds
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## Crest View Apartment Fee Schedule

<u>Apartment</u>	<u>Square Feet</u>	<u>Entrance Fee*</u>	<u>Monthly Fee</u>	
			<u>Single Occupancy</u>	<u>Double Occupancy</u>
<b>Ephrata Studio, 1 bath</b> ..... Three Units	566	\$71,837	\$1,129	\$1,234
<b>Weaverland – 1 BR, 1 bath</b> ..... Three Units	729	\$114,249	\$1,502	\$1,607
<b>Pequea – 1 BR, 1 bath</b> ..... One Unit	752	\$122,628	\$1,571	\$1,676
<b>Groffdale Studio, 1 bath</b> ..... One Unit at Grade Level	864	\$114,820	\$1,657	\$1,762
<b>Martindale – 1 BR, 1 bath, den</b> ..... Three Units	883	\$126,351	\$1,466	\$1,571
<b>Leacock – 2 BR, 1½ bath</b> ..... Six Units – North View	950	\$152,698	\$1,767	\$1,872
<b>Leacock – 2 BR, 1½ bath</b> ..... Two Units – South View	950	\$155,698	\$1,767	\$1,872
<b>Earl – 2 BR, 1½ bath</b> ..... Ten Units – North View	996	\$159,485	\$1,783	\$1,888
<b>Earl – 2 BR, 1½ bath</b> ..... Fifteen Units – South View	996	\$162,485	\$1,783	\$1,888
<b>Lancaster – 1 BR, 1½ bath, den</b> ..... One Unit	1,017	\$88,040	\$1,387	\$1,492
<b>Groffdale “D” – 2 BR, 1½ bath</b> ..... One Unit at Grade Level	1,088	\$171,361	\$1,866	\$1,971
<b>Groffdale “C” – 1 BR, 1½ bath, den</b> ..... One Unit at Grade Level	1,170	\$155,493	\$1,765	\$1,870
<b>Groffdale “B” – 2 BR, 2 bath</b> ..... One Unit at Grade Level	1,244	\$194,878	\$1,961	\$2,066
<b>Groffdale “A” – 2 BR, 2 bath</b> ..... One Unit at Grade Level	1,305	\$200,757	\$1,989	\$2,094

\* Entrance fee based on fully declining 0% refund.

Effective July 1, 2026

# **Crest View Apartments**

## **Monthly Fee Includes:**

- Electric, heat and air conditioning
- Water and sewer services
- Garbage and recycling removal
- Real estate taxes
- Grounds maintenance and snow removal
- Repairs and maintenance of building, residence and furnished appliances
- Internet service
- Personal mailbox and postal services
- 24-hour emergency response system
- Activities and wellness programming
- Additional storage space
- Social services
- Routine, scheduled transportation

## **Amenities:**

- Nature/fitness trail, gazebos, patios and fish ponds
- Fitness center
- Activities, music programs and special events
- Dining rooms and private dining options
- Gift and snack shops
- Woodshop
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## Farm Crest Apartment Fee Schedule

<u>Apartment</u>	<u>Square Feet</u>	<u>Entrance Fee*</u>	<u>Monthly Fee</u>	
			<u>Single Occupancy</u>	<u>Double Occupancy</u>
1222, 1224 Farm Crest Apt 1 BR, 1 Bath North View	630	\$76,977	\$1,185	\$1,290
1225, 1227 Farm Crest Apt 1 BR, 1 Bath Courtyard View	690	\$74,006	\$1,242	\$1,347
1226, 1230 Farm Crest Apt 1 BR, 1 Bath North View	690	\$87,128	\$1,303	\$1,408
1229 Farm Crest Apt 1 BR, 1 Bath Courtyard View	727	\$72,462	\$1,290	\$1,395
1228 Farm Crest Apt 1 BR, 1 Bath North View	900	\$98,052	\$1,436	\$1,541
1223 Farm Crest Apt 1 BR, 1 Bath Courtyard View	918	\$93,529	\$1,373	\$1,478

\* Entrance fee based on fully declining 0% refund.

Effective July 1, 2026

# **Farm Crest Apartments**

## **Monthly Fee Includes:**

- Electric, heat and air conditioning
- Water and sewer services
- Garbage and recycling removal
- Real estate taxes
- Grounds maintenance and snow removal
- Repairs and maintenance of building, residence and furnished appliances
- Internet service
- Personal mailbox and postal services
- 24-hour emergency response system
- Activities and wellness programming
- Additional storage space
- Social services
- Routine, scheduled transportation

## **Amenities:**

- Nature/fitness trail, gazebos, patios and fish ponds
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## Fee Schedule Health Care & Rehabilitation

<u>Care Level</u>	<u>Private</u> <i>Daily Rate</i>	<u>Semi-Private</u> <i>Daily Rate</i>
<b>Health Care</b> .....	\$598 .....	\$549
<b>Rehabilitation</b> .....	\$598 .....	\$549

### Farm Crest and Wheat Ridge Personal Care\*

		<u>Level 1 Daily Rate:</u>		
<u>Residence</u>	<u>Sq. Ft.</u>	<u>Single</u>	<u>Double</u>	
<b>FC</b> Two room apartment, full bath & kitchenette	495	\$252	\$200/person	
<b>FC</b> Twin apartment, full bath & kitchenette	450-452	\$246-\$252	\$187-\$190/person	
<b>FC</b> Double, full bath & kitchenette	303	\$219-\$225	\$158-\$161/person	
<b>FC</b> Large single, full bath & kitchenette	263	\$187		
<b>FC</b> Single, half bath	226	\$166-\$172		
<b>FC</b> Small single, half bath	200	\$163		
<b>WR</b> Deluxe private room, full bath	323	\$270		
<b>WR</b> Private room, full bath	275	\$249		
<b>WR</b> Semi-private room, full bath	371		\$215/person	

**\*Level of Care:** Add a level of care charge, if applicable, to the Level 1 daily rate to get the total daily charge.

#### Farm Crest & Wheat Ridge Personal Care

- Level 1 ..... No additional charge
- Level 2.....Add \$20/day to Level 1 daily rate
- Level 3.....Add \$40/day to Level 1 daily rate
- Level 4.....Add \$60/day to Level 1 daily rate
- Level 5.....Add \$80/day to Level 1 daily rate

Effective July 1, 2026

## Farm Crest Patio Level\*

	<u>Residence</u>	<u>Sq. Ft.</u>	<u>Level 0 Daily Rate:</u>	
			<u>Single</u>	<u>Double</u>
<b>FC</b>	Deluxe, full bath & kitchenette (#1168)	450	\$158	\$151/person
<b>FC</b>	Single, full bath & kitchenette (#1152, 1156, 1160, 1162, 1164, 1166)	435	\$153	\$144/person
<b>FC</b>	Single, half bath (#1150, 1154, 1158)	435	\$118	\$111/person

**\*Level of Care:** Add a level of care charge, if applicable, to the Level 0 daily rate to get the total daily charge. Level of Care 0 does not include medication management and personal laundry service.

### Farm Crest Patio Level

- Level 0 ..... No additional charge
- Level 1 ..... Add \$20/day to Level 0 daily rate
- Level 2 ..... Add \$40/day to Level 0 daily rate
- Level 3 ..... Add \$60/day to Level 0 daily rate
- Level 4 ..... Add \$80/day to Level 0 daily rate