



Prudential Connecticut Realty

Active Adult Real Estate

Life Begins at 55SM



FEATURED PROPERTY:

ORCHARD HILL

CONNECTICUT COUNTRY LIVING AT ITS FINEST

There are many 55+ communities in Hartford County. So, what makes one community special?

Orchard Hill, located in a country setting in Bristol, is one of those special places, for many reasons.

The first is the location. We think of Bristol as an old manufacturing town (which it was) so the image that comes to mind is not one of a country

setting, but nothing could be further from the truth.



Orchard Hill is being built on the site of an old orchard. In fact, it is directly across the street from a farm and very close to a working orchard. Even though it is close to downtown Bristol, I-84, Hartford, Middletown and other major communities, the view and location of the community could be a scene out of Vermont.

The difference is that it is close to everything: A win-win. The sunrises and sunsets from the site are really stunning and a pond with a sitting area and gazebo add to the character. There are walking trails and plenty of places to go for a stroll.

For many buyers, the first foray into looking at a 55+ community can bring challenges. Many of us come from single-family detached homes. The idea of having a neighbor, literally as close as a common wall or above us or below us can be somewhat intimidating. Should I worry about noise? Privacy?



Built by Andre and Rich Lemieux, Nova Developers (a long established custom building company known for high end custom homes), Orchard Hill offers outstanding (and large) single-family detached home plans. Large family rooms, open floor plans, two-car garages, tons of storage space and custom features are hallmarks of this new community. (You don't have to get rid of all your "stuff" to move in, unless of course, you want to.) Maintenance reduced finishes are used extensively on the exterior of the homes without compromising elevations or appearance.

Exterior chores are taken care of in the monthly association fees. You can still enjoy the privacy afforded by a single-family home without the hassle of



maintenance.

For many of us, Connecticut has been home for a long time. It's a place that we love. Many of us also live in older homes designed for a different time and place. Take a look at Orchard Hill, Hartford County's finest 55 plus community;

Visit us on the web

@www.orchardhill@prudentialct.com

For more information call:

Bob Rouillard or Lisa Gillette 888-636-9353



New Active Adult Community in Tolland

By Katie Marek & Karen O'Connor Prudential Ct Realty South Windsor Office



Picturesque, private and conveniently located are all adjectives that describe the active adult community of Belvedere Ridge. Nestled within 44 acres, the development of 66 single detached homes offers buyers a variety of floor plans to choose from. With a starting price point of \$275,900, a buyer can select a floor plan that fits their needs.

Belvedere Ridge is a planned community, not a condominium. This is an important plus for many 55+ purchasers, since many come from existing single-family homes. This is why so many maintenance reduced features were included in the home designs at Belvedere. Monthly association fees, as a result, are very low. Lawn mowing and snow removal are included as well.

The home sites are very private and lightly wooded in back making this location an enchanting haven to relax and let stress dissipate. This beautiful site has extensive walking trails along with a gazebo.

While virtually all new subdivisions in the Tolland area have individual utilities, Belvedere

Ridge has public water and sewer. This is a really important aspect for many purchasers.

All the homes can be built to the buyer's specifications with many desirable features included. Standard features include thermo pane windows, a highly efficient furnace and central air conditioning.

Many of the lots offer walk-out basements that can be finished for additional flexible living space: A craft room,



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Storage space is abundant in these light and bright homes. The homes offer plenty of cabinet space and walk-in closets in the master bedrooms. Some models offer the opportunity to have the laundry location close to the master bedroom.

Come view the open houses at this development on Tuesday & Fridays from 2-4, and Saturdays & Sundays from 1-4. Come and see for yourself how much value is offered at Belvedere Ridge.

Visit us on the web

@www.belvedereridge.com

For more information call: 860-648-2062

Specifications and features are subject to change at any time, without notice.

extra bedroom, recreation room, or a home office are just a few of the possibilities.

There are many upgrades to choose from including a gas fireplace in the living room, a cathedral ceiling, hardwood floors, granite countertops, stainless appliances and crown molding to name a few. Master bedroom suites may be located either on the first or second floor, depending on the model. When choosing a model with a bedroom on the main living level, the option of utilizing the upstairs space as extra bedrooms for grandchildren, visitors or even a home office are possibilities.

The homes can be easily modified for buyers to make them handicapped accessible. Widening the door frames and hallways and offering special features in the bathroom area, such as walk-in showers, are just some of the options that are offered.



Active Adult Blog

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www.ctactiveadultrealestate.com

www.activeadultlifestyle@prudentialct.com

(phone) 860.571.6690

(fax) 860.571.6946



Barry P. Rosa

Active Adult Lifestyle Specialist

Vice President & Director

New Homes & Land

Specialty Markets Division

860.571.6965

brosa@prudentialCT.com

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Barry Rosa is the Vice President of New Homes and Land and Active Adult Specialist Divisions of Prudential Connecticut Realty. He can be reached at (860) 571-6690, or (800) 571-6690; or at brosa@prudentialct.com