



EMBASSY SUITES by Hilton™

Orlando Sunset Walk

CONDO HOTEL SCHEDULE OF BENEFITS, FEES & INCENTIVES

FEES

MONTHLY

	STUDIO	1 BDRM.	2 BDRM.
OWNER'S CONDO ASSOCIATION	\$14.75	\$14.75	\$14.75
<i>Includes:</i> HOA Management fee, Legal, Meeting Expense, Security & Mailings.			
OASIS BEACH CLUB (Preferred Rental Mgmt. Program)	\$100 + tax	\$100 + tax	\$100 + tax
<i>Includes:</i> Pool, Chaise loungers, bar/grill operations, stage, lawn & event tent.			
HOTEL SHARED EXPENSE	\$406.47	\$654.35	\$894.14
<i>Includes:</i> Represents allocation of cost for shared spaces & operations proportionately across all condos including Fitness center, Cable TV, High Speed Internet, Phone, Landscaping, Irrigation, Building Insurance (Physical Damage & Liability Coverages), Pest Control, Trash pick-up, front desk, cleaning, maintenance, administrative, general, technology and systems.			
OWNER'S CONDO ELECTRIC (Automatic shut off if door left open)	\$100 (est)	\$100 (est)	\$125 (est)
<i>Includes:</i> Electric service to your condo			
WATER	\$60	\$70	\$80
TOTAL	\$681.22	\$939.10	\$1213.89

ADDITIONAL OWNER'S BENEFITS

- + 20% discount for owners at Island H2O Live Waterpark • Sunsetwalk.com/island-h2o-live-water-park/
- + Complimentary resort shuttle
- + Complimentary theme park shuttle
- + 15% off Sunset Walk Concerts & Events • Sunsetwalk.com/events/
- + 24-hour security
- + Free made-to-order breakfast
- + Complimentary evening reception

PREFERRED LENDERS

Lending Spot (Formerly Foundation Mortgage)
Cornerstone First Mortgage

KEY PARTNERS

Condo Hotel Brand: Embassy Suites by Hilton • Embassysuitessunsetwalk.com
Condo Hotel Management: (Guest facing Entity) Davidson Hotel & Resorts • Davidsonhospitality.com/davidson-hotels
Rental Management: (Owner facing Entity) Luxury Residential Resorts • Ndmhospitality.com/luxury-residential-resorts
Community Manager: Artemis Lifestyles • Artemislifestyles.com

MANDATORY CLOSING FEES

Contribution to hotel parcel working fund at closing - \$1,000
Joining fee for Oasis Beach Club due at closing - \$1,000

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