

# RICHARDS COURT

45/55 W. SOUTH TEMPLE

Unit #	Type	Sq. Ft.	List Price	Monthly HOA	Parking & Storage
*504W	2 Bedroom/ 2 Bath	1,830	\$928,000	\$682.00	1 Parking/1 Storage
501W	2 Bedroom /2 & 1.5 Bath	2,027	\$1,595,000	\$767.00	1 Parking/1 Storage
202E	2 Bedroom +Den /2 Bath	1,833	\$976,000	\$706.00	1 Parking/1 Storage
203E	2 Bedroom + Den/2 Bath	2,247	\$2,500,000	\$847.00	1 Parking/1 Storage
406E	2 Bedroom +Den /2 Bath	2,415	\$2,070,000	\$909.00	1 Parking/1 Storage
604E	2 Bedroom /2 Bath	1,213	\$637,000	\$479.00	1 Parking/1 Storage
605E	2 Bedroom /2 & 1.5 Bath	1,442	\$1,235,000	\$564.00	1 Parking/1 Storage
706E	2 Bedroom /2 Bath	1,693	\$1,252,000	\$644.00	1 Parking/1 Storage

\*

**MODEL**

City Creek HOA dues will cover the following:

- Heating, A/C, and gas (cooktops & fireplaces)
- Sewer and water
- High speed Internet
- Basic HD TV programming (via rooftop antenna) which includes local network & PBS stations
- Use of fitness room & owner's lounge/social room
- Use of a 20 yd- 3 lane pool, oversized hot tub, locker rooms and event room at The Regent
- Controlled access features and entry cameras
- Common area cleaning, maintenance, landscape & hardscape
- Exterior window cleaning (currently 3 times per year)
- Maintenance and cleaning of garage parking space(s) & storage unit
- Garbage removal and recycling services
- Property Insurance (which covers fixtures, excludes personal belongings)
- Electrical and gas service for the common areas
- Fire alarms (Smoke & Carbon Monoxide detectors)
- Service and maintenance of the fitness facility
- Maintenance of social room
- Access to *The Commons* at City Creek (meeting/gathering facility for friends & family)
- Reserves for capital expenses

**Electric utility service for residences is billed separately by Rocky Mountain Power**

- Floor plans available at: <http://citycreekliving.com/richards-court/floor-plans/>

