



## *Second Floor Studio Rental*

Includes: Kitchen, full bath, closets, bedroom, living room, built in storage, furnished option available

### *Unique Features:*

- ▶ Private balcony with breathtaking tree top views of surrounding grounds and Penobscot River
- ▶ Lovely space with unique charm



### *Manor House Amenities included with rent*

- ▶ Breakfast and evening meal, seven days weekly
- ▶ All utilities, cable TV
- ▶ Weekly housekeeping
- ▶ Washer and dryer access
- ▶ Personalized services according to individual needs
- ▶ Transportation for shopping, appointments and more

MONTHLY RENT **\$2,000**

# Manor House at Avalon

The Manor House at Avalon provides maintenance free independent living in a congregate setting, with full coordination of services. Included in the monthly rent for all rental suites are breakfast and an evening meal seven days a week; all utilities; cable TV; weekly housekeeping; rubbish removal; snow removal; scheduled transportation to the shopping malls and downtown Bangor; transportation to and from doctor's appointments; access to a washing machine and dryer; and many other personalized services on an individual need basis. On site service coordinators are available on a daily basis to help coordinate additional required services.

The Manor House at Avalon operates, above all else, around a single important core concept: "independence and freedom of choice for all residents." We are not institutionalized in any way. Residents who choose the Manor House as their home regard it as just that -- their home. The common areas are designed to be lived in and used. There are five very spacious and comfortable common rooms, including two dining areas. These rooms may be used for relaxation or for social entertaining. The ratio of residents to common rooms is exceptionally low so that any resident should be able to entertain friends as desired, whether it be for a holiday meal or any other social occasion.

The Manor House at Avalon is the focal point of the community, and one of the many services it offers is the opportunity for its residents to dine with friends in an elegant dining room overlooking the Penobscot River. Dinner at the Manor House is an experience to be anticipated and savored. The Manor House at Avalon Village is the natural choice in retirement rental living.

## Avalon Manor House Priority Reservation List Agreement

Avalon Management LLC hereby acknowledges receipt of one hundred dollars (\$100) from \_\_\_\_\_ (Future Resident) which shall reserve for the Future Resident a number on the Priority Reservation List of the Avalon Village Manor House, Hampden, Maine. The deposit shall be non-interest bearing and the priority list number assigned to the Future Resident cannot be assigned or transferred.

In consideration of the deposit, the Avalon Village Management agrees to record the date on which the deposit is received, thus establishing a Numbered Priority Reservation List. Future Residents will be given an opportunity to reserve their residence in order of their Priority Number position.

Upon notification that Future Resident may select a residential unit at the Manor House, Future Resident shall have a limited time, specified in a written notice from the Avalon Village Management, within which to select a unit, review the proposed lease and list of services provided and execute the same.

A decision by Future Resident not to exercise their right to select a unit will not affect their position and/or number held nor their right to be asked to exercise their option to select when additional units become available.

Future Resident shall be able to terminate the Priority Reservation List Agreement at any time, for any reason. Upon receipt of written notice to the Avalon Village Management of Future Resident's desire to terminate, the Avalon Village Owner's Association shall refund the deposit within fourteen (14) working days.

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### Future Resident Information

Name \_\_\_\_\_ DOB \_\_\_ / \_\_\_ / \_\_\_

Name \_\_\_\_\_ DOB \_\_\_ / \_\_\_ / \_\_\_

Address \_\_\_\_\_ City/State/Zip \_\_\_\_\_

Phone \_\_\_\_\_ day \_\_\_\_\_ eve \_\_\_\_\_ cell \_\_\_\_\_

Preference: Full Kitchen \_\_\_ / Kitchenette \_\_\_ / No preference \_\_\_

\_\_\_\_\_  
Signature of Future Resident

\_\_\_\_\_  
Signature of Future Resident

Check # \_\_\_\_\_

PRIORITY RESERVATION NUMBER \_\_\_\_\_