

INDEPENDENT LIVING RESIDENCY INVESTMENT FEES

(Effective January 1, 2025 - subject to change without notice)

Our Fee Structure

For both singles and couples at Quincy Village, a one-time **Residency Investment Fee**, plus a reasonable **Monthly Maintenance Fee** – based on the type of apartment or cottage you choose – provides you with living accommodations that fit your lifestyle. Many of the residents find that living at Quincy Village is more convenient and less costly than living in their own homes. The Residency Investment Fee is often covered by the sale of a house. The Monthly Fee is usually covered by Social Security, pensions and/or money used for monthly utility bills and home maintenance/repair, transportation, insurance premiums and property taxes.

Residency Investment Fee

We offer you a choice of two entrance plans. Both entitle you to a life-lease of your living unit, (i.e., the right to reside in the community for the rest of your life under the terms of the Residence and Care Agreement).

- Our **50 Month Plan** assures residents that if they should withdraw from the community within the first 50 months, they will receive a partial refund based on a 2% reduction of their Residency Investment Fee for every month of occupancy. After 50 months of occupancy there is no refund under this plan.
- Our **50% Refund Plan** has a slightly higher Residency Investment Fee but provides (after 25 months) for a 50% minimum refund based on a 2% reduction of the Residency Investment Fee for every month of occupancy.
- Under both entrance plans, the payment of a refund is contingent upon the resale and occupancy of the residence.



PRESBYTERIAN
SENIOR LIVING
Quincy Village

www.psl.org/quincy

A Life Plan Community | Waynesboro, PA

RESIDENCY INVESTMENT AND MONTHLY FEES 2025 RATES

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MINNICH COMMONS APARTMENTS	RESIDENCY INVESTMENT FEES				MONTHLY FEES	
	50 MONTH PLAN		50% REFUND			
	Single	Double	Single	Double	Single	Double
Kittatinny (1 BR)	\$115,200	\$126,100	\$164,800	\$175,700	\$1,518	\$1,938
Molly Pitcher (2 BR)	\$158,400	\$169,300	\$226,600	\$237,500	\$1,803	\$2,223
Wayne (2 BR)	\$191,100	\$202,000	\$273,100	\$284,000	\$2,093	\$2,513

Second person entrance fee \$10,900. Second person monthly fee \$420.

Apartment Monthly Service Fee Amenities Include:

- Dining Dollars per person, per month
- Heat, electric and air conditioning
- Water and sewer utilities
- Basic plus cable TV
- Trash removal
- Interior and exterior building maintenance
- Lawn care and snow removal
- Appliance maintenance
- Transportation on campus
- Planned activities
- Routine scheduled transportation (Shopping, planned outings, meals at Minnich Commons)
- Storage area included
- Weekly blood pressure screening in the Wellness Office
- Education on treatments, procedures and disease processes
- Assistance with service coordination following hospital/health center discharge
- Home support evaluation (to enable residents to remain in their apartment with modifications or Support Services)
- 14 days of on-site nursing care annually (when medically necessary, does not accrue)
- Wellness education programs
- First aid administration

Not included in the apartment monthly fee: Internet Service, Telephone Service

**Learn more about life at Quincy Village by calling
717-749-2425 or email us at jnelson@psl.org.**

MONTHLY RENTAL AGREEMENT 2025 RATES

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CHARTER HOUSE APARTMENTS	Single	Double
Northbrook (1 BR)	\$2,840	\$3,383
Sutton (1 BR/Den/1 1/2 Bath)	\$3,185	\$3,728
Wellington (2 BR/ 1 1/2 Bath)	\$3,442	\$3,984

*A one time community fee of \$5,000 is required. A no entrance fee rental agreement is available for select units. Ask the sales team for more information.

Community Amenities Include:**

- Dining options
- Trash removal
- Interior and exterior building maintenance
- Lawn care and snow removal
- Appliance maintenance
- Transportation on campus
- Planned activities
- Routine scheduled transportation
- Storage area
- Education on treatments, procedures and disease processes
- Wellness education programs
- First aid administration

**Additional fees for some services may apply.

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RESIDENT INVESTMENT FEES				
CHARTER HOUSE APARTMENTS			MONTHLY FEES	
	Single	Double	Single	Double
Northbrook (1BR)				
50 Month Plan A	\$114,100	\$125,000	\$1,515	\$1,925
50 Month Plan B	\$159,700	\$170,600	\$1,045	\$1,455
50 Month Plan C	\$68,400	\$79,300	\$1,980	\$2,390
50% Refund	\$171,150	\$182,050	\$1,515	\$1,925
Sutton (1 BR/Den/1 1/2 Bath)				
50 Month Plan A	\$132,700	\$143,600	\$1,634	\$2,044
50 Month Plan B	\$185,700	\$196,600	\$1,085	\$1,495
50 Month Plan C	\$79,600	\$90,500	\$2,185	\$2,595
50% Refund	\$199,050	\$209,950	\$1,634	\$2,044
Wellington (2 BR/1 1/2 Bath)				
50 Month Plan A	\$147,400	\$158,300	\$1,712	\$2,122
50 Month Plan B	\$206,300	\$217,200	\$1,100	\$1,510
50 Month Plan C	\$88,400	\$99,300	\$2,320	\$2,730
50% Refund	\$221,100	\$232,000	\$1,712	\$2,122

Second person entrance fee \$10,900. Second person monthly fee \$410.

Apartment Monthly Service Fee Amenities Include:

- Dining Dollars per person, per month
- Heat, electric and air conditioning
- Water and sewer utilities
- Basic plus cable TV
- Trash removal
- Interior and exterior building maintenance
- Lawn care and snow removal
- Appliance maintenance
- Transportation on campus
- Planned activities
- Routine scheduled transportation (Shopping, planned outings, meals at Minnich Commons)
- Storage area included
- Weekly blood pressure screening in the Wellness Office
- Education on treatments, procedures and disease processes
- Assistance with service coordination following hospital/health center discharge
- Home support evaluation (to enable residents to remain in their apartment with modifications or Support Services)
- 14 days of on-site nursing care annually (when medically necessary, does not accrue)
- Wellness education programs
- First aid administration

Not included in the apartment monthly fee: Internet Service, Telephone Service

RESIDENCY INVESTMENT AND MONTHLY FEES 2025 RATES

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COTTAGES	RESIDENCY INVESTMENT FEES				MONTHLY FEES	
	50 MONTH PLAN		50% REFUND		Single	Double
	Single	Double	Single	Double		
Antrim – 1 BR, 1 BA, Carport (Bldgs 101 and 102)	\$123,200	\$134,100	\$184,800	\$195,700	\$1,518	\$1,808
Buchanan – 2 BR, 1 BA, Carport (Bldgs 103 to 105)	\$154,500	\$165,400	\$231,750	\$242,650	\$1,757	\$2,047
Cumberland – 2 BR, 1 BA, Garage (Bldgs 106 to 109)	\$169,300	\$180,200	\$253,950	\$264,850	\$1,856	\$2,146
Heritage I – 2 BR, 2 BA, Den, Garage (Bldgs 200 to 900)	\$220,000	\$230,500	\$325,500	\$336,000	\$2,230	\$2,520
Heritage II – 2 BR, 2 BA, Den, Garage (Bldgs 200 to 900) w/ enclosed porch	\$247,100	\$257,600	\$352,600	\$363,100	\$2,303	\$2,593

Second person entrance fee \$10,900. Second person monthly fee \$290.

Quincy Village also offers a rental option on select cottages. Please contact Sales Director for details.

Cottage Monthly Service Fee Amenities Include:

- Dining Dollars per person, per month
- Water and sewer utilities
- Basic Plus cable TV service
- Trash removal and recycling
- Interior and exterior building maintenance
- Lawn care and snow removal
- Appliance maintenance
- Planned activities
- Routine scheduled transportation (Shopping, planned outings)
- Wellness education programs
- Weekly blood pressure screening in the Wellness Office
- First Aid administration
- Education on treatments, procedures and disease processes
- Assistance with service coordination following hospital/health center discharge
- Home Support Evaluation (to enable residents to remain in their cottage with modifications or Support Services)
- 14 days of on-site nursing care annually (when medically necessary. Does not accrue.)
Note: not included for rentals

Not included in the cottage monthly fee: Electric Utility, Telephone Service, Internet Service