

RECEIVE UP TO \$30,000 IN INCENTIVES



HOME
Sweet
HOME
SAVINGS



Choose Your Way To Save

- 1 Towards Mortgage Closing Costs/Buydown*
- 2 Design Options*
- 3 Lot Premiums*

Contact a New Home Sales Consultant or visit us in person for more details.

- ◆ Receive up to **\$20,000** in incentives on Villa Homes*
- ◆ Receive up to **\$20,000** in incentives on Tradition Homes*
- ◆ Receive up to **\$30,000** in incentives on Premiere Homes*
- ◆ Receive up to **\$30,000** in incentives on Estate Homes*

 **SaddleBrooke Ranch™**
A ROBSON RESORT COMMUNITY™

59680 East Robson Circle, Oracle, AZ 85623 • Open Daily 9am - 6pm • 866.818.6068

*Seller's incentive towards payment of closing costs (other than any lender required down payment) available for a limited time on select BTO homes only for buyers obtaining an institutional loan to finance their home purchase. Cannot be combined with any other incentives or discounts. Offer valid only on qualifying new home sales contracts at SaddleBrooke Ranch signed between 2/1/24 and 2/29/24. Seller is not a lender, mortgage broker or mortgage banker. This is not an offer for extension of credit nor commitment to lend nor to enter into a loan, and any such agreement may only be made in writing signed by the buyer, as borrower and buyer's selected lender. Available only for buyers who purchase BTO homes with an institutional loan. Loan qualification and loan terms, including without limitation down payment, amount of loan, maturity, interest rate, discount points, payments, lock requirements, closing costs, is determined by the lender and compliance with applicable laws, rules and regulations; see your selected lender for details. All approvals subject to loan underwriting guidelines. Not all buyers/loan applicants will qualify. Amount of seller's contribution to closing costs may be limited by the terms of the loan and compliance with applicable laws, rules and regulations. No cash value for incentive amount in excess of closing costs. Additional terms, conditions and restrictions may apply; see sales person for specific details. New home design options incentives at SaddleBrooke Ranch are available for a limited time on select series, units and home sites and cannot be combined with any other incentives or discounts. New home design option offers valid only on qualifying new home sales contracts at SaddleBrooke Ranch signed between 2/1/24 and 2/29/24. New home lot incentives are available for a limited time on select units and home sites and cannot be combined with any other incentives or discounts. All incentives are subject to change without notice. The housing at any Robson Resort Community™ is intended for occupancy by at least one person 55 years of age or older per dwelling unit, although the occupants of a limited number of dwelling units may be younger. One person must be at least 40 years old in each unit. No one in permanent residence under 19 years of age. Homes are offered and sold by SaddleBrooke Development Company, broker for Robson Ranch Mountains, LLC, owner, Robson Ranch Arizona Construction Company, general contractor, ROC 192584. No offer for sale or lease may be made or accepted prior to buyer's receipt of an Arizona subdivision public report. A public report is available on the Arizona state real estate department's website. There are additional fees (not included in the HOA fees) for using some of the recreational facilities. Please review the CC&R's for the Villas regarding details for home exterior, landscaping & common areas maintenance. All photos/pictorials are artist's conception. Information is subject to change without notice. This shall not constitute an offer in any state where registration is required or in violation of law. © 2024 Robson Communities®, Inc. All rights reserved 2/1/24 22RC029





Save a combined total UP TO \$38,000 on select Move-In Ready Homes.

We're offering outstanding savings on select move-in ready homes at SaddleBrooke Ranch. Reach out to your New Homes Sales Consultant or visit us in person to explore the available homes today.

BRIA – 18172-A • Lot #76, Unit: 21A

Rendering

- 1,817 sq. ft.
- 2 Baths
- Den
- 2 Beds
- 2-Car

PRICE \$ 528,448
Discount -\$ 15,000
SALE PRICE \$513,448

Also receive up to \$23,000 towards your mortgage closing costs/buydown*

Total Savings: \$38,000

Bella – 19123-B • Lot #75, Unit: 18B

Rendering

- 1,912 sq. ft.
- 2.5 Baths
- Den
- 2 Beds
- 2-Car + Golf Cart

PRICE \$ 669,343
Discount -\$ 10,000
SALE PRICE \$659,343

Also receive up to \$25,000 towards your mortgage closing costs/buydown*

Total Savings: \$35,000

ALORA – 19563-C • Lot #3, Unit: 18B

Rendering

- 1,956 sq. ft.
- 2.5 Baths
- Den
- 2 Beds
- 2-Car + Golf Cart

PRICE \$715,204

Receive up to \$27,000 towards your mortgage closing costs/buydown*

VIENTA – 23083-C • Lot #43, Unit: 18C

Rendering

- 2,308 sq. ft.
- 2.5 Baths
- Den
- 2 Beds
- 3-Car

PRICE \$808,082

Receive up to \$32,000 towards your mortgage closing costs/buydown*



Ask about additional Move-in Ready homes!

59680 East Robson Circle, Oracle, AZ 85623 • Open Daily 9am - 6pm • 866.818.6068

*Seller's incentive towards payment of closing costs (other than any lender required down payment) available for a limited time on select move-in ready homes only for buyers obtaining an institutional loan to finance their home purchase. Cannot be combined with any other incentives or discounts. Offer valid only on qualifying new home sales contracts at SaddleBrooke Ranch signed between 2/1/24 and 2/29/24. Seller is not a lender, mortgage broker or mortgage banker. This is not an offer for extension of credit nor commitment to lend nor to enter into a loan, and any such agreement may only be made in writing signed by the buyer, as borrower and buyer's selected lender. Available only for buyers who purchase select move-in ready homes with an institutional loan. Loan qualification and loan terms, including without limitation down payment, amount of loan, maturity, interest rate, discount points, payments, lock requirements, closing costs, is determined by the lender and compliance with applicable laws, rules and regulations; see your selected lender for details. All approvals subject to loan underwriting guidelines. Not all buyers/loan applicants will qualify. Amount of seller's contribution to closing costs may be limited by the terms of the loan and compliance with applicable laws, rules and regulations. No cash value for incentive amount in excess of closing costs. Additional terms, conditions and restrictions may apply; see sales person for specific details. Subject to change without notice. Selected homes are subject to prior sale or withdrawal from market and price is subject to change without notice. **Closeout incentives on Move-In Ready homes at SaddleBrooke Ranch are available for a limited time on select Move-In Ready homes and valid only on qualifying new home sales contracts at SaddleBrooke Ranch signed between 2/1/24 and 2/29/24. The housing at any Robson Resort Community™ is intended for occupancy by at least one person 55 years of age or older per dwelling unit, although the occupants of a limited number of dwelling units may be younger. One person must be at least 40 years old in each unit. No one in permanent residence under 19 years of age. Homes are offered and sold by SaddleBrooke Development Company, broker for Robson Ranch Mountains, LLC, owner. Robson Ranch Arizona Construction Company, general contractor, ROC 192584. No offer for sale or lease may be made or accepted prior to buyer's receipt of an Arizona subdivision public report. A public report is available on the Arizona state real estate department's website. There are additional fees (not included in the HOA fees) for using some of the recreational facilities. Please review the CC&R's for the Villas regarding details for home exterior, landscaping & common areas maintenance. All photos/pictorials are artist's conception. Information is subject to change without notice. This shall not constitute an offer in any state where registration is required or if in violation of law. © 2024 Robson Communities®, Inc. All rights reserved 2/19/24 22RC029

