

# SPECIAL INCENTIVES. GREAT SAVINGS.



*Photo of Avalon Model Home,  
Not Move-In Ready Home*

## TWO GREAT REASONS TO BUY NOW

### REASON #1

Receive Up To  
**\$69,000**

on select move-in ready homes

OR

### REASON #2

Save Up To  
**\$20,000**

Homesite Incentives  
on select homesites

Contact a New Home Sales Consultant today for complete details and discover how much you can save on a beautiful new home at SaddleBrooke Ranch. Ask about additional incentives available.



**SaddleBrooke Ranch**<sup>™</sup>  
A ROBSON RESORT COMMUNITY<sup>™</sup>

866.818.6068 | 520.818.6000  
59680 East Robson Cir., Oracle, AZ 85623

# SPECIAL INCENTIVES. GREAT SAVINGS.

## MOVE-IN READY HOME INCENTIVES

For a limited time, you can receive a **combined total up to \$69,000** on **select Move-In Ready Homes** at SaddleBrooke Ranch.

MODEL/PLAN #	UNIT/LOT	BUYERS PURCHASING WITH A LOAN, RECEIVE UP TO AMOUNT BELOW TOWARDS CLOSING COSTS*	PLUS RECEIVE ADDITIONAL CLOSEOUT INCENTIVE**	TOTAL SAVINGS
Solstice - 27152 A	Unit 18B, Lot 45		<b>SOLD</b>	
Solstice - 27152 A	Unit 18B, Lot 10	\$39,000	\$30,000	\$69,000
Avalon - 26952 A	Unit 18B, Lot 8	\$38,000	\$30,000	\$68,000
Avalon - 26952 C	Unit 8, Lot 62	\$38,000	\$30,000	\$68,000
Vienta - 23082 C	Unit 18B, Lot 87	\$34,000	\$20,000	\$54,000
Alora - 19562 D	Unit 17, Lot 25	\$28,000	\$15,000	\$43,000
Bria - 18172 B	Unit 21A, Lot 41	\$24,000		\$24,000
Viva - 16552 A	Unit 21A, Lot 67		<b>SOLD</b>	
Viva - 16552 B	Unit 21A, Lot 68		<b>SOLD</b>	

## HOMESITE INCENTIVES

For a limited time, you can **save up to \$20,000\*\*\*** on these select homesites at SaddleBrooke Ranch. Contact your New Home Consultant today for details on this offer.

Unit 18C Lot 15	<b>SOLD</b>	Unit 18B Lot 11	<b>Save \$15,000</b>
Unit 18C Lot 20	<b>Save \$20,000</b>	Unit 18B Lot 19	<b>Save \$15,000</b>
Unit 18C Lot 25	<b>Save \$20,000</b>	Unit 17 Lot 44	<b>Save \$10,000</b>
Unit 18C Lot 26	<b>Save \$20,000</b>	Unit 17 Lot 59	<b>Save \$10,000</b>
Unit 17 Lot 52	<b>Save \$20,000</b>	Unit 17 Lot 3	<b>Save \$ 7,000</b>

Savings are available on additional homesites. Ask your New Home Consultant for details.

## Outstanding 55+ Lifestyle Where Nature and Resort Living Come Together.

\*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 2/20/23 and 3/31/23. 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 SaddleBrooke Ranch signed between 2/20/23 and 3/31/23.

\*\*\*Special new home lot 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 lot incentives offer valid only on qualifying new home sales contracts at SaddleBrooke Ranch signed between 2/20/23 and 3/31/23.

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. The golf course, pro shop and practice facility are open to the public and will be owned by the developer or its assignee(s). Availability of these facilities for use by owners of interests in the development is at the pleasure of the owners of the facilities. The Ranch House Grill is currently open to the public. 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. © 2023 Robson Communities®, Inc. All rights reserved. 23RC013 3/9/23

