

# NEXTON NEIGHBORHOOD PROPERTY OWNERS ASSOCIATION DETAILS

nexton®

NEIGHBORHOOD:	GETS YOU:	COST:
Midtown	<ul style="list-style-type: none"> <li>→ Midtown Club Amenities</li> <li>→ Brighton Park Village Swim Club</li> <li>→ Lifestyle Director</li> <li>→ playground maintenance</li> <li>→ small &amp; large dog parks</li> <li>→ upkeep of the trails and parks &amp; more</li> </ul>	<p>\$975/year *paid quarterly</p>
Midtown Townhomes	<ul style="list-style-type: none"> <li>→ all Midtown &amp; Brighton Park Village amenities plus maintaining the home's:</li> <li>→ exterior maintenance and landscaping</li> <li>→ building insurance</li> </ul>	<p>\$975/year *paid quarterly + \$210 - \$265/month regime fee</p>
David Weekley Garden Homes Midtown	<ul style="list-style-type: none"> <li>→ all Midtown &amp; Brighton Park Village amenities plus common area maintenance</li> </ul>	<p>\$975/year *paid quarterly + \$25.56/month regime fee</p>
Del Webb Nexton	<ul style="list-style-type: none"> <li>→ all Midtown &amp; Brighton Park Village amenities plus:</li> <li>→ clubhouse amenities</li> <li>→ Lifestyle Director</li> <li>→ lawn maintenance</li> </ul>	<p>\$3,240/year *paid monthly + \$487.50/year to Nexton Residential POA *paid quarterly</p>
Centex/Bradford Pointe	<ul style="list-style-type: none"> <li>→ community pool</li> <li>→ soccer field</li> <li>→ basketball court</li> <li>→ playground</li> <li>→ high speed internet, cable &amp; more</li> </ul>	<p>\$1,380/year *paid quarterly + \$125/year to the North Creek Master Association</p>
TrueHomes at North Creek Village	<ul style="list-style-type: none"> <li>→ pool</li> <li>→ clubhouse</li> <li>→ common area maintenance</li> </ul>	<p>\$600/year *paid monthly + \$125/year to the North Creek Master Association</p>
Ashton Woods Hammock Walk	<ul style="list-style-type: none"> <li>→ parks, walking trails &amp; pickleball courts</li> <li>→ Bark Park</li> <li>→ common area maintenance</li> <li>→ lawn and exterior maintenance</li> </ul>	<p>\$2,580/year *paid monthly + \$125/year to the North Creek Master Association</p>
Stanley Martin Brighton Square	<ul style="list-style-type: none"> <li>→ all Midtown &amp; Brighton Park Village amenities plus maintaining the home's:</li> <li>→ exterior maintenance and landscaping</li> </ul>	<p>\$975/year *paid quarterly + \$1,200/year regime fee paid annually</p>

Information is preliminary and subject to change. See full disclaimer on back.

# DOLLARS AND SENSE

How life in Nexton just gets better and better

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## THINK OF IT AS AN INVESTMENT IN LIFESTYLE

Nexton has established a smart, sustainable approach to maintaining and enhancing the community. So as Nexton matures, not only will it be beautifully maintained, it will add parks, gardens, outdoor art, community events and other life-enriching features. Funding comes from the following sources:

## THE NEXTON IMPROVEMENT DISTRICT

If you lived in Goose Creek or within the Town of Summerville, you would pay a city property tax that supports local parks and recreational amenities. Since Nexton is located in unincorporated Berkeley County, Nexton residents do not pay city property tax. Instead, they make a similar payment to the Nexton Improvement District currently set at \$1,004.74 annually. The improvement district payment is collected by Berkeley County with their annual property taxes.

The content contained herein is provided by Brookfield Residential and the Nexton® property owners association (the “POA”) as a service to the public. The information contained herein should not be relied upon or used as information for the purposes of disclosure regarding the POA’s financial condition. Buyers should review the purchase agreement, public offering statement, and other offering materials provided by the seller prior to signing any contract to purchase a home. The accuracy of all information contained herein is guaranteed only on 1/01/2026. The POA assumes no duty to update any information contained herein. Details on the prospective development, including information about fees, taxes, and projected amenities are provided for informational purposes only and there is no guarantee that the final development will match the developer’s vision.

