

# EISENACH VILLAGE

## INDEPENDENT LIVING COMMUNITY

Eisenach Village, a Bartels Lutheran Retirement Independent Living community, is located just north of Bartels' campus in Waverly, Iowa. Eisenach Village offers 55+, independent living for people who are active, engaging and seeking a lifestyle of less work and more freedom. It offers a great sense of community where other members seek a similar lifestyle, and have many values and priorities in common.

### LIFESTYLE, LEISURE & LEARNING

The focus at Eisenach Village is on freedom... freedom from the everyday chores and maintenance of owning a home, and the freedom to experience the lifestyle, leisure, and learning the community offers. Eisenach Village has a unique connection with neighboring Wartburg College. Wartburg College offers members exclusive perks including, but not limited to, free admittance to all Wartburg athletic events, free admittance to all Wartburg recitals and music ensemble concerts, and tuition-free enrollment as an auditor in classes with available seats.





## UNIQUE TOWNHOME ARCHITECTURE

Eisenach Village showcases architecturally appealing and thoughtfully designed homes in six different floor plans. Homes feature private courtyards, sun rooms, vaulted ceilings, 2 1/2 stall attached garages, and open floor plans. Eisenach Village homes feature the ease and convenience of single-story living, yet each offers its own perspective. In addition, you can personalize your home with the finishes of your choice.



## KLUBHAUS

Built in the fall of 2012, Klubhaus is a community center for the members of Eisenach Village. The open floor plan with vaulted ceilings is great for hosting meetings, events and having family gatherings. With an exercise room, community space, billiards room, kitchenette and beautiful patio the spacious Klubhaus is available for both daily and special-event use. Also housed at the Klubhaus is the Eisenach Village Sales Office and selections gallery.

## RESERVE NOW - BUILD LATER

**YOU CAN TAKE ADVANTAGE OF CHOOSING YOUR SPECIAL LOCATION WITH THE BENEFIT OF FLEXIBLE OCCUPANCY DATES.**

When you come to Eisenach Village, you are very involved in the building process of your new home. A wide variety of choices are available in cabinetry, flooring, counter tops, appliances, and much more to personalize your home to your own taste and style. Eisenach Village is committed to using high-quality, energy-efficient products throughout our homes. With a down payment now, you are assured to have your home built on the lot of your choice when you're ready for the move. Our sales staff is more than happy to meet with you to discuss timing, floor plans and construction.



# FLOOR PLANS

## COURTYARD SERIES

The Courtyard Collection, offers the comfortable fit of “rightsizing” without sacrificing beautiful architectural detail. The openness of the great room sets the tone for the entire floor plan which is intended to enhance the concept of single-story living. Each floor plan includes two bedrooms and two baths, a private outdoor courtyard, and a two and a half stall garage. The owner’s suite features a walk-in closet and a private bath.



ABORETA 1,137 SQ. FT.



BRAMANTE - 1,400 SQ. FT.



COLONNADE - 1,547 SQ. FT.



DUCAL - 1,806 SQ. FT.

## CATHEDRAL SERIES

The Cathedral Series allows one to enjoy the home's spacious open concept great room, soaring ceilings, dining area, breakfast bar, and a lovely four-season veranda. The owners' suite and large guest bedroom offer full baths and walk-in closets. This home also comes complete with a laundry room and a storage-n-more room, keeping your storage needs in mind.



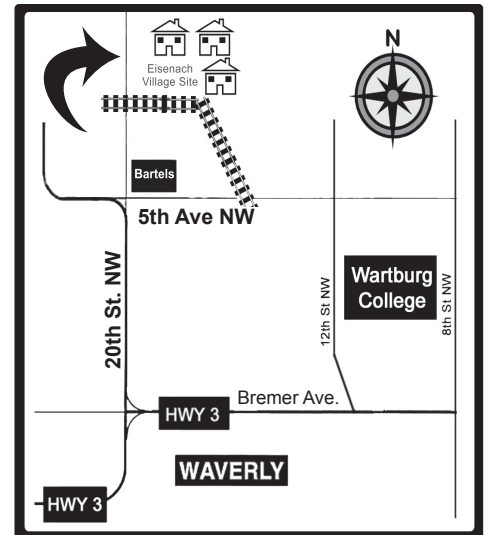
ABBAY - 1,718 SQ. FT.



CANTERBURY - 1,861 SQ. FT.

# PRICING

	Current Pricing *	Size	Monthly Fee *
Aboreta	\$236,900	1137 square feet	\$370 / \$25 2nd person fee
Bramante	\$245,900	1400 square feet	\$370 / \$25 2nd person fee
Colonnade	\$259,900	1547 square feet	\$370 / \$25 2nd person fee
Abbey	\$275,900	1718 square feet	\$370 / \$25 2nd person fee
Ducal	\$281,900	1806 square feet	\$370 / \$25 2nd person fee
Canterbury	\$289,900	1861 square feet	\$370 / \$25 2nd person fee
* - denotes all prices and fees are subject to change.			



Eisenach Village is located north of Bartels Lutheran Retirement Community. The village is just off 20th Street NW in Waverly, IA.

For more information about Eisenach Village please contact our Sales Office:

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**EISENACH VILLAGE**  
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*Lifestyle, Leisure & Learning*