



RANCHO MISSION VIEJO

FACT SHEET: Apartments on Rancho Mission Viejo FINAL DRAFT: 7/18/2016

WHAT: Included in the 14,000 homes approved for the Rancho Mission Viejo community are a range of apartment homes to be offered for rent within the apartment neighborhoods planned for the different villages on Rancho Mission Viejo (aka “The Ranch”). The majority of these apartment neighborhoods will offer apartments at market rental rates while a limited number will be offered as affordable units to qualifying Ranch residents. Plus, in keeping with the inter-generational nature of The Ranch, apartments will be available to Ranch renters of all ages as well as exclusively to those renters age 55-plus.

WHERE:

SENDERO

The Village of Sendero on The Ranch includes two apartment neighborhoods, Sendero Gateway and Sendero Bluffs.

Now leasing is Sendero Gateway, located along the south side of Ortega Highway and the intersection of Antonio Parkway/La Pata Avenue. Sendero Gateway offers 286 one-, two- and three-bedroom market rate apartment homes to renters of all ages and includes the following amenities:

- Resort-style swimming pool and spa with cabanas
- Resident clubhouse with billiards table and game room
- Media center, tech lounge, fitness studio with cardio and strength training equipment
- Playground area, outdoor lounge area with fire pit, barbeque grilling and picnic areas
- Two pet parks
- Landscaped grounds and some garage for rent
- Professional on-site management and maintenance teams
- Designer-style appointments, features and laundry appliances in each apartment home
- Energy Star appliances and energy efficient lighting, windows, fixtures and home heating/AC systems, waste recycling program and electric vehicle charging station

Anticipated to start construction in late 2016 is the new Sendero Bluffs apartment neighborhood, located adjacent to the new Sendero Marketplace retail center and situated along the north side of Ortega Highway and the intersection of Antonio Parkway/La Pata Avenue. Sendero Bluffs will offer 107 one- and two-bedroom affordable apartments exclusive to qualifying residents age 55-plus. Planned Sendero Bluffs amenities include the following:

- Resort-style swimming pool and spa with adjoining barbeque grills/outdoor dining pavilion
- Resident clubhouse amenity with kitchen area
- Common area with library, business center, laundry room, fitness studio with cardio and strength training equipment
- Elevators to each living level
- Central landscaped courtyard with dog park
- Professional on-site management and maintenance teams
- Energy Star appliances and energy efficient lighting, windows, fixtures and home heating/AC systems, and waste recycling program

ESENCIA

The Village of Esencia on The Ranch will include two new apartment neighborhoods, Esencia Norte and Esencia Sur.

Anticipated to start construction in late 2016 is the new Esencia Norte apartment neighborhood, located near the intersection of Cow Camp Road and Esencia Drive. Esencia Norte will offer 112 one-, two- and three-bedroom affordable apartments to qualifying residents of all ages. Planned Esencia Norte amenities include the following:

- Resort-style swimming pool and spa
- Resident clubhouse amenity with kitchen area and billiards table
- Common area with business center, tech lab, laundry room, fitness studio with cardio and strength training equipment
- Garages with select units
- Central landscaped courtyard with barbeque grills/outdoor dining pavilion and tot lot
- Professional on-site management and maintenance teams
- Energy Star appliances and energy efficient lighting, windows, fixtures and home heating/AC systems, and waste recycling program

Also slated to start construction near the intersection of Cow Camp Road and Esencia Drive in late 2016 is Esencia Sur, expected to offer 150 one-, two- and three-bedroom market rate apartment homes to renters of all ages. Among the amenities currently planned for Esencia Sur are the following:

- Resort-style swimming pool and spa and outdoor kitchen
- Resident clubhouse with kitchen area, billiards table and game room
- Theater, fitness studio with cardio and strength training equipment
- Outdoor lounge area with fire pit, barbeque grilling and picnic areas
- Landscaped grounds and some garages for rent and carports with select units
- Professional on-site management and maintenance teams
- Designer-style appointments, features and laundry appliances in each apartment home
- Energy Star appliances and energy efficient lighting, windows, fixtures and home heating/AC systems, and waste recycling program

WHO: Providing the on-site management of the apartment homes on The Ranch is Western National Property Management. To learn more, visit www.wnmpapartments.com.

HOW: Applications are currently being accepted for available apartment homes at Sendero Gateway. In addition, interest lists will be formed at the start of construction for each new apartment neighborhood at Sendero and Esencia. To register on the interest list for the apartment neighborhood of your choice, visit the Sendero Gateway site at www.SenderoGateway.com, click on the "Contact" page, scroll down the right column to the "Interest List" section and click on the button at the bottom of this section to complete/submit the Interest List form.

To qualify for affordable apartment units, applicants must meet all applicable state and federal affordable housing requirements.