



Hunters Ridge Golf & Country Club –2025 Membership Program and Fees

Annual Dues	Annual Social Dues \$4,650.00 (All members are required to have a Social Membership. No sales tax on Social Dues.)	Annual Golf Dues (Includes Social Dues) \$10,257.23 (Golf, Social, & Sales Tax) \$5,265.00(Golf Dues) \$342.23 (6.5% Sales Tax golf only) \$4,650.00 (Social Dues)
GOLF UPGRADE Our Golf initiation fee is currently priced at \$50,000. Call 239-992-4900 for inquiries or additional information. Homes with Golf or Charter Memberships attached do not pay an upgrade fee. Please call to confirm membership status.	- Luxurious 13,500 sq. ft. Clubhouse Main Dining Room & Grill Room with Outdoor Dining - Lighted Tennis & Pickleball Courts - Croquet Court & Bocce Ball 5,000 sq. ft. Activity Center 2,500 sq. ft. Swimming Pool with Lap Lanes and 2,500 sq. ft. sun deck and spa - Poolside Bar and Restaurant - Clubhouse Patio Bar and Restaurant - Fitness Room - Full calendar of Fitness Classes with full time instructor - Card and Game Room 24-hour Gated Security Staff - On-site Management Staff	- Championship 18 Hole Par 72 Golf Course designed by Gordon Lewis - No Green Fees - Preferred Starting Times - Weekly Men’s and Ladies Days Events - Annual Member Guest Event - Three Practice Areas (driving range, putting, chipping) - Summer Reciprocal Program - Men’s and Ladies Golf Lounges - Fully stocked, professionally staffed pro-shop - Golf Lessons Available - All Social Member Benefits Annual Golf Trail Fee for those with a personal golf cart - \$1,600.00 + 6.5% Sales Tax Cart Fee - \$28.00/person/18 holes \$18.00/person/9 holes
Food Minimum - Yearly Jan 1 st thru Dec 31 st	Minimum is \$1,250.00 per site per year. Includes food and beverage/alcohol purchases before tax and gratuity. Unspent minimum amounts will be billed on December 31 st of each year	
Hunters Ridge Sewer Fee	\$46.50 monthly for all villas and single-family homes, billed quarterly (\$139.50) (Sewer and water are included in quarterly maintenance fees for all Coach Homes)	
One Time Fees	Transfer Fee - \$400.00. Collected at closing. Capital Assessment - \$3,000 (collected from the buyer on all resales for capital reserve fund)	
Special Assessments - (Does not apply to all properties, please inquire with specific address)		
\$41.00 Monthly	Thru November 2035, renovation of our Community Center and Pool Area	
\$50 Monthly	Golf/Charter Members Two-year Capital Improvement Plan – thru January 2027	
Pet Restrictions	Grand Pines: Dogs and Cats weighing less than 10# Lynx Pass & Pheasant Hollow: 2 domesticated household pets Community: No aggressive dogs, hybrids or reptiles permitted.	
2025 COMMUNITY ASSOCIATION INFORMATION – QUARTERLY FEES		
Comcast Bulk Agreement – Included in Quarterly Maintenance Fees for all Units High Speed Wireless Internet Service (fiber-optic) and Router, X1-HD whole home DVR and three X1-HD companion receivers, voice activated remote controls and all taxes and fees for these items. Our channel package is the Limited Basic plus the Digital/High Definition Starter Package, music channel package and access to On-Demand.		
Single Family Quarterly \$568.50 Comcast bulk agreement and mailbox and streetlight repairs.	North Villa – South Villa Quarterly \$1,811.45 - South Villa \$1,895.90 - North Villa Comcast bulk agreement and mailbox and streetlight repairs. Reserves for painting, roof repair/replacement, exterior insurance and lawn maintenance	Coach Homes Quarterly \$2,076.00 (Grand Pines) \$2,364.80 (Pheasant Hollow) \$2,470 (Lynx Pass) Comcast bulk agreement and mailbox and streetlight repairs. Reserves for painting, roof repair/replacement, exterior insurance and lawn maintenance. Water and sewer.
All rates are subject to change, and in accordance with Florida law, 6.5% sales tax will be added to yearly dues, where applicable. Please contact our Membership Director at 239-992-4900 or admin@huntersridge-ca.com for questions/information.		