

Continuing Care Retirement Communities

A continuing care retirement community (CCRC) allows senior adults, usually age 55 and older, to “age in place,” with independent living, assisted living, and skilled nursing home care in a tiered approach. Those who are healthy and active choose independent living at the outset, and transition to assisted living and then to skilled nursing home care as need arises. Contract agreements vary considerably among CCRCs, as described in the three most typical types noted below. Price depends on the size of residence chosen, the number of occupants in the unit, and the type of contract selected. Entrance fees can differ considerably among CCRCs, and they also vary according to provisions for refund when this is included in the contract. If the entrance fee is only partially refundable, it will tend to be lower. In some cases, there are additional fees for meals, housekeeping, transportation, and social activities.

There are three main types of CCRC contracts. These three do not, however, encompass all of the contract types offered by CCRCs.

1. A Type A contract requires an up-front entrance fee, which may or may not be refundable. If the fee is non-refundable, it tends to be lower than a contract offering a full or partial refund at the time of death. Type A contracts are the most common, and in addition to the up-front fee, there is a monthly fee based on the size of the apartment and the number of occupants. The entrance fee and the monthly fee generally guarantee all amenities and needed health services for the resident’s lifetime.
2. Type B is a Modified contract. It is similar to a Type A contract, except that only some health services are included, usually for a specified time period in the nursing home facility. If more health services are needed subsequently, market rates are charged, although the charges may also be at rates lower than those for non-residents. The additional costs are added to the monthly fee.
3. Type C is a Fee-for-Service contract. Shelter, residential services and amenities, and sometimes health care in emergency situations, are included. A lower initial entrance fee is charged, and payment at market rates is typically required for all health services as they are needed.

Some CCRCs offer a Type D contract. It is a Rental Agreement. There is little or no entrance fee, and market rates are charged for access to services as needed.

Pennsylvania and New Jersey require owners of CCRCs to register their facility with the state and provide a Disclosure Statement which describes services provided, contract terms, and financial stability. Those intending to sign a contract with a CCRC are advised to consult the Disclosure Statement before doing so.

Resources on CCRCs

A. The Pennsylvania Insurance Department lists all registered CCRCs in Pennsylvania on its website, <https://www.insurance.pa.gov/Coverage/ContinuingCare/Pages/default.aspx>. Look at

the bottom of the page under *Additional Helpful Information*, and click on *Continuing Care Retirement Facility Search* to find CCRCs by county. Click on *Continuing Care Retirement Communities Guide* to obtain information on how to research CCRCs, their costs, and questions to ask. The guide can be downloaded as a pdf. In addition, you can download a Disclosure Statement and Exam Report of the Provider for each CCRC.

B. The Pennsylvania Department of Health website, <http://sais.health.pa.gov/commonpoc/nhLocator.asp>, allows one to search by county or name of the CCRC. CCRCs which provide skilled nursing care are listed. For each facility, one can look at the most recent inspection report that describes the environment, staffing, comparison with others in the state, and issues.

C. The New Jersey Department of Community Affairs website provides information about CCRCs in the state. Go to <https://www.state.nj.us/dca/divisions/codes/offices/ccrc.html> and click on *Continuing Care Retirement Communities, A Consumer Guidebook*. The guidebook can be downloaded as a pdf. It has a list of CCRCs by county with contact information, and it has a list of information sources. Disclosure Statements can be obtained directly from the CCRCs.

D. The Centers for Medicare and Medicaid (CMS) is the federal agency responsible for assuring quality in facilities that provide long term care services under Medicare and/or Medicaid. NursingHomeCompare is the federal database reporting the status of all licensed nursing facilities in the U.S. that participate in Medicare and Medicaid. It is available at <https://www.medicare.gov/nursinghomecompare/search.html>. The skilled nursing component of a CCRC is included in the database (but a CCRC that accepts only private pay residents may not be included). It may be easiest to search by state and facility name. The page for each facility gives access to a general description, type of facility, ownership, citations, etc. The tabs across the top can be opened to reveal a great amount of detail about the results of recent health and safety inspections, staffing, and quality measures for both short stay and long stay residents. CMS also offers several documents which explain the quality system in place for long term care facilities. See <https://www.cms.gov/Medicare/Provider-Enrollment-and-Certification/CertificationandCompliance/index.html> for a document explaining the Certification and Compliance System, and <https://www.cms.gov/Medicare/Provider-Enrollment-and-Certification/CertificationandCompliance/FSQRS.html> for a description of the Five Star Rating System.

E. CARF International (Commission on Accreditation of Rehabilitation Facilities) is the only accreditor of CCRCs. In 2013 CARF acquired the original CCRC accreditation system, initially developed in 1985 and operated by the American Association of Homes and Services for the Aging (now known as LeadingAge). On CARF's home page, <http://www.carf.org/home>, click on the Public tab. To find CCRCs in Pennsylvania, New Jersey, and Delaware, click on *Find an Accredited Provider*, and then Use Advanced Search. Select the state in the State/Province menu, followed by *Continuing Care Retirement Community* in the Program menu. The link <http://www.carf.org/Resources/RetirementLiving> will take you to several informative CCRC resources. These include guides such as *How to Select a CCRC*, *Consumer Guide to Understanding Financial Performance and Reporting in CCRCs*, and *CCRCs: Weighing the Risks*.

The following pages describe 16 CCRCs in the Philadelphia area, many of which have or have recently had Penn personnel as residents. The table at the end shows the number of apartments, number of assisted living units, number of cottage units, number of skilled care beds, and the number of residents for each facility. Prices and details do change over time, and readers should contact the individual CCRCs for up-to-date figures.

The initial report on CCRCs, completed in 2014, was prepared by Howard Goldfine, James Saunders, and Heidi George. This update, compiled by Paul Shaman, adds two CCRCs in Philadelphia, Simpson House and Watermark at Logan Square, to the original 14, and the introductory section describing the types of CCRCs and listing web resources.

19 June 2019

Beaumont at Bryn Mawr

601 N. Ithan Avenue

Bryn Mawr, PA 19010

610-526-7000

www.beaumontretirement.com

Beaumont began operation in 1988. It is a not-for-profit corporation, and residents purchase their homes and become equal voting members in the corporation. There is no entrance fee otherwise. The community is governed by the residents and run by a professional management team. Residents are able to customize their homes and may sell them at any time.

The property occupies 50 acres of a former estate in Gladwynne, Lower Merion Township. The estate mansion, completed in 1912, now houses common areas and dining rooms. The community has one- and two-bedroom apartments and one- and two-level villas. The apartments offer covered parking, and villas have one- or two-car garages.

Recent purchase fees have ranged from \$300,000 to \$2,200,000. Monthly fees depend on the unit occupied and the number of persons, and they currently range from \$4,782 to \$8,255. The cost of being waitlisted for residency is \$1,500, which is refundable, and there is a Future Residents Club.

The hospital affiliation is Main Line Health.

Amenities:

- Housekeeping and laundry service
- Indoor pool
- Fitness center with exercise classes and full-time trainer
- Beauty salon
- Theater, art studio, game room
- Wood shop
- Library
- Speaker series
- Simulcasts of Philadelphia Orchestra and Curtis Institute concerts
- Organ recitals, concerts, performances
- Numerous clubs and resident committees
- Concierge services
- Putting green
- Greenhouse, flower gardens
- Walking trail
- Bocce ball court
- Aerobics dance studio
- Nine dining venues
- Alfresco dining patio

Cathedral Village

600 East Cathedral Road

Philadelphia, PA 19128

215-487-1300

www.presbyterianseniorliving.org/cathedral-village

Cathedral Village is located on 40 wooded acres in Andorra in Northwest Philadelphia. It is not-for-profit and is a Presbyterian Senior Living Community. It offers studios and one- and two-bedroom apartments, and Country and Rittenhouse apartments. Many apartments have patios or balconies to offer views of the wooded surroundings. Cathedral Village is pet friendly.

Residents can choose an A, B, or C contract, which provides Lifecare. Entrance fees range from \$40,000 to \$467,500. Monthly fees vary from \$1,320 to \$5,100 for one person, and the additional cost for a second person ranges from \$500 to \$2,395. The charge to be waitlisted for residency is \$1,250 for one person and \$1,500 for two persons.

Educational and cultural opportunities include the Village College Program and music programs. Cathedral Village has a resident chorus.

The affiliated hospitals are Chestnut Hill Hospital and Roxborough Hospital.

Amenities:

- Aquatic and fitness center
- Exercise programs
- Beauty and barber salon
- Clay and fine arts studios
- Wood shop
- Activity room
- Library
- Educational programs and lectures
- Concerts
- Greenhouse
- Gardening
- Walking trail, wooded areas
- Guest accommodations

Cokesbury Village

726 Loveville Road
Hockessin, DE 19707
302-235-6000

www.actsretirement.org/communities/delaware/cokesbury-village-hockessin

Cokesbury Village is a not-for-profit CCRC. It is an Acts Retirement-Life Community located in Hockessin, Delaware, northwest of Wilmington, and situated on a 60-acre wooded campus. One- and two-bedroom apartments and two- and three-bedroom cottages are available, all with either a balcony or a patio. There is adjacent parking, and Cokesbury Village is pet friendly.

Residents receive life care and have three contract options. Entrance fees range from \$195,900 to \$922,900 and monthly fees vary from \$3,273 to \$4,769, both for a contract with one occupant. For a second occupant the entrance fee surcharge is \$30,000, and the added monthly fee is \$1,743 or \$1,917. Two of the contract options allow for refund of part of the entrance fee when residency ends. The fee for a reservation is \$1,000 per person and is refundable, and the charge per application is \$200.

Cokesbury Village offers lifelong learning opportunities. The campus has three walking trails, ranging in length from a half mile to two miles. Buildings are connected by enclosed walkways. There is an in-house, resident-run television station.

The hospital affiliation is Christiana Hospital, located six miles away.

Amenities:

- Indoor pool
- Fitness center with trainer
- Beauty salon
- Auditorium
- Art studio, game room
- Wood shop
- Library
- Computer room
- Gift shop
- On site bank
- Gardening
- Horseshoe court
- Private dining room
- Guest apartments

Dunwoody Village

3500 West Chester Pike
Newtown Square, PA 19073
610-359-4400
www.dunwoody.org

Dunwoody Village is a not-for-profit CCRC which began operation in 1974. It occupies 83 acres of property formerly owned by the banker and philanthropist William Hood Dunwoody. It is located adjacent to walkable shopping.

Residents pay an entry fee and a monthly maintenance fee. The community has studio, one- and two-bedroom apartments; one- and two-bedroom country houses; and one- and two-level villas, both with two bedrooms. Parking is available with all of the residences, and the villas have two-car garages. Covered, heated walkways connect buildings in the complex. Dunwoody Village is pet-friendly.

Entrance fees range from \$89,500 to \$655,000, and provide a lifetime lease. Monthly fees depend on the unit occupied and range from \$3,080 to \$8,500. The fees depend on the type of residence occupied and the number of occupants. The reservation fee is \$1,300 for a single person and \$1,400 for a couple.

The hospital affiliation is Main Line Health.

Amenities:

- Housekeeping and linen service
- Indoor pool
- Fitness center with personal trainer
- Beauty salon
- Art studio, woodshop, activity room
- Library
- Gift shop
- Post office, UPS station
- Dental office
- Simulcast concerts
- Planned activities and entertainment
- 18-hole putting green
- Croquet court
- Walking trails
- Wildlife preserve
- Three dining venues (formal, casual, take-out)
- Private dining room

Foulkeways at Gwynedd

1120 Meetinghouse Road

Gwynedd, PA 19436

215-643-2200

www.foulkeways.org

Foulkeways at Gwynedd was established in 1967 as the first CCRC in Pennsylvania, and one of the first Quaker-affiliated CCRCs in the U.S. Foulkeways is located on a 130-acre wooded campus with trails for walking, hiking, biking, and strolling. There are continuing education classes, and the campus is pet-friendly.

There are studio and one- and two-bedroom apartments, some with dens, and two- and three-bedroom cottages which include garages. The apartments have decks or patios.

Residents pay an entry fee and a monthly fee. Entrance fees range from \$73,000 to \$750,000, and monthly charges vary from \$3,270 to \$8,810, both depending on the number of residents and the type of residence. The cost of being waitlisted for residency is \$1,000.

The hospital affiliation is Lansdale Abington Hospital, which is five miles from the campus.

Amenities:

- Indoor pool
- Fitness center
- Beauty salon
- Performing arts concert hall
- Art studio, wood shop, game room
- Library
- On site bank
- Gift shop
- Convenience store
- Computer room
- Gardening
- Greenhouse
- Tennis courts
- Putting green
- Bocce ball court
- Four dining venues
- Private entertainment spaces
- Guest house
- Campus transportation

Gwynedd Estates

301 Norristown Road

Ambler, PA 19002

215-628-8840

www.actsretirement.org/communities/pennsylvania/gwynedd-estates-ambler

Gwynedd Estates is a not-for-profit CCRC and an Acts Retirement-Life Community. It is located on a 30-acre wooded campus in Ambler, Pennsylvania. One-, two-, and three-bedroom apartments are available, some with a den, and many have either a balcony or a patio. There is adjacent parking, and Gwynedd Estates is pet friendly.

Gwynedd Estates offers a Type A contract. Entrance fees range from \$132,900 to \$349,000 and monthly fees vary from \$2,568 to \$3,390 for one occupant. For a second occupant the entrance fee surcharge is \$30,000, and the added monthly fee is \$1,743 or \$1,917. The reservation fee is \$1,200, and all but \$200 of it can be applied to the entrance fee. Skilled care nursing is included in the contract and is provided at a nearby facility.

Gwynedd Estates offers lifelong learning opportunities. Buildings are connected by enclosed walkways, and the campus has a walking trail. There is an in-house, resident-run television station.

The hospital affiliation is Abington Hospital.

Amenities

- Fitness center with trainer
- Beauty salon
- Library
- Art studio, game room
- Wood shop
- Library
- Art and music appreciation classes
- Chapel
- Gift shop
- On site bank
- Gardening
- Walking trails
- Bocce ball court, horseshoe court
- Private dining room
- Guest apartments

The Hill at Whitemarsh

4000 Fox Hound Drive

Lafayette Hill, PA 19444

215-402-8500

www.thehillatwhitemarsh.org

The Hill at Whitemarsh is a not-for-profit CCRC located on 96 acres adjacent to historic Erdenheim Farm. A portion of the farm was sold in 2001 to construct The Hill at Whitemarsh, and the farm now occupies 450 acres. One- and two-bedroom apartments, some with dens, are available. Villa units have two or three bedrooms, some of them with dens. Underground parking is available for the apartments, and the villas have garages.

Two entrance fee plans are offered. One returns 90 percent of the residential component of the fee at termination of residency. The amortized entrance fee plan requires a lower entrance fee and does not allow return of the fee after 46 months of residency. Entrance fees vary according to the plan chosen, the type of unit, and the number of occupants, and monthly fees depend on the type of unit and number of occupants.

Entrance fees begin at \$350,800 for the 90 percent refundable plan and \$241,200 for the amortized fee plan. The increase in the entrance fee for a second person is \$46,400. Monthly fees range from \$4,777 to \$10,337. The reservation fee is \$2,500.

Music programs are offered, including presentations by Philadelphia Orchestra principal players, Astral Artists, and jazz musicians.

The hospital affiliation is Chestnut Hill Hospital.

Amenities:

Aquatic and fitness center with trainers

30 fitness classes per week

Indoor and outdoor heated pools

Beauty salon

Theater

Art studio, activity room, woodshop

8,000 book library

Lecture series

Clubs and committees

Art gallery

Gift shop, sundries store

Walking trail

Orchard, greenhouse

Bocce ball court, tennis

Three dining rooms

Club room (pub), bistro

Private dining room

Jenner's Pond

2000 Greenbriar Lane
West Grove, PA 19390
610-869-6801
www.jennerspond.org

Jenner's Pond is located in Penn Township, not far from Kennett Square, on 88 acres of rolling farmland with natural streams and ponds. It is a not for profit CCRC and is a Simpson Senior Services community. Residents receive a lifetime membership to the Jennersville YMCA, located next to the campus. The Y has indoor and outdoor pools and a fitness center.

Jenner's Pond offers apartments and cottages. There are one- and two-bedroom apartments, some with dens. The cottages have two bedrooms, garages, porches and patios, and some come with a basement and a loft.

Entrance fees range from \$250,000 to \$495,000, and monthly charges vary from \$2,823 to \$4,097. The charge for a reservation is \$1,000. For more detailed information, use the website to contact Jenner's Pond.

The hospital affiliation is Jennersville Regional Hospital.

Amenities

- Beauty salon
- Theater, art studio, activity room
- Library
- Gift shop
- Computer room
- On site bank
- Wood shop
- Walking trails
- Four dining venues
- Private dining room

Kendal-Crosslands Communities

P. O. Box 100

Kennett Square, PA 19348

610-388-1441

kcc.kendal.org

The Kendal-Crosslands Communities occupy a 500-plus acre campus in Kennett Square which is home to two side-by-side Life Plan Communities, Kendal at Longwood and Crosslands. The campus also includes two residential neighborhoods for residents aged 50 and older. It features rolling hills, wooded areas, meadows, and gardens. Paths and covered walkways connect the buildings. Kendal-Crosslands is pet friendly and operates as a nonprofit.

Kendal at Longwood offers cottages in a village setting, and Crosslands has apartments and cottages. There are studio cottages, one- and two-bedroom apartments and one- and two-bedroom cottages. Some of the cottages and apartments have dens, and many have patios or balconies. Parking areas are available, and some cottages have garages.

Entrance fees range from \$87,000 to \$499,700, and one can choose among plans which provide no refund, a 50 percent refund, or a 90 percent refund of the fee. Monthly fees vary from \$3,129 to \$6,197. The Traditional Agreement allows one to pay the same monthly fee one pays for residency in an apartment or cottage when one moves to the health center. The Modified Agreement gives a reduced entrance fee and payment at the per diem rate when one transfers to the health center; after three or five years (according to one's choice), the per diem reverts to the original apartment or cottage monthly fee.

The Communities offer lectures, concerts, and films, and music groups are active. The hospital affiliation is Chester County Hospital.

Amenities:

- Two aquatic centers; an outdoor pool and a salt water pool
- Two fitness centers with trainers
- Two beauty salons
- Two activity rooms
- Two wood shops
- Lectures, concerts, films, music groups
- Pottery, sewing, and quilting room
- Horticultural room
- Computer room
- Two libraries, more than 20,000 books
- Seven miles of trails
- Tennis courts
- Croquet court
- Putting green
- Dog park
- Four dining rooms, outdoor dining venues

Lions Gate

1110 Laurel Oak Road
Voorhees, NJ 08043
856-679-2200
www.lionsgateccrc.org

Lions Gate is a nonprofit CCRC situated on a 45-acre campus in Voorhees, New Jersey. The actual Lions' Gate is in the east wall of old Jerusalem. Although Jewish traditions, customs, holidays and culture influence life at Lions Gate, religious practices of all residents are honored.

Jewish worship services are held on Friday afternoon, Saturday morning, and holidays. There is a monthly Communion Service. Dining at Lions Gate is kosher. Lifelong learning programs are presented regularly.

Lions Gate has apartments and cottages. Entrance and monthly fees are charged. Use the website to contact Lions Gate about housing details and fee information.

The hospital affiliation is Kennedy Hospital.

Amenities

- Indoor pool and spa
- Fitness center
- Beauty salon and barber shop
- Performance center, art studio, game room
- Library
- Gift shop
- Computer room
- Chapel
- Concierge services
- Walking trail
- Two dining venues

Medford Leas

Medford Campus

1 Medford Leas Way

Medford, NJ 08055

Lumberton Campus

Woodside Drive

Lumberton, NJ 08048

800-331-4302

medfordleas.org

Medford Leas is under the aegis of The Estaugh, a not for profit corporation founded by Quakers in 1914. There are two campuses, one in Medford, New Jersey and a second five miles away, in Lumberton, New Jersey. The Medford campus began operation in 1971, spans 168 acres, and is located in the Barton Arboretum and Nature Preserve, which consists of landscaped grounds, meadows, woodlands, and recreational areas. Lumberton Leas covers 88 acres and started in 1999. It features landscaped grounds, meadows, and wooded areas. Residents are able to use amenities in both campuses, and transportation between the two is available. Assisted living and skilled nursing care are provided only on the Medford campus.

On the Medford campus there are studio and one- and two-bedroom garden apartments, many linked to the community building by enclosed walkways; one- and two-bedroom patio homes; and one-, two-, and three-bedroom townhomes. The Lumberton campus has 110 townhomes with one-, two-, and three-bedroom options.

The Lumberton campus has an occupancy agreement, and there are plans to establish one also at the Medford campus. Entrance fees start at \$105,000 and monthly charges begin at \$2,044. The charge for a reservation is \$1,250 for one person and \$2,500 for two persons. For detailed information about entrance fees and other aspects of pricing, use the website to contact Medford Leas.

Both campuses have community centers. The Medford campus has 80 resident-run committees.

The hospital affiliation is Virtua Mount Holly Hospital.

Amenities

Medford campus

Indoor pool and spa
Fitness center
Beauty salon
Theater, art studio, game room
Fiber arts studio
Library
Gift shop, thrift shop
Wood and metal shop

Lumberton campus

Heated outdoor pool and spa
Fitness center
Library
Wood shop
Computer room
Biking, walking, and woodland trails
Tennis courts
Canoe and kayak launch

Computer room
On site bank
Community gardens
Biking, walking, and woodland trails
Woodland trails
Tennis courts
Croquet court
Canoe and kayak launch
Three dining venues
Private dining rooms
Guest accommodations

The Quadrangle

3300 Darby Road
Haverford, PA 19041
610-642-3000
484-282-3875

www.sunriseseniorliving.com/communities/the-quadrangle

The Quadrangle was founded by Quaker professors from Haverford College who wanted to create a community with the feel of a college campus, one that stresses continued learning and creativity. Situated in Haverford, it occupies 75 acres with wooded areas. The Quadrangle is now a Sunrise Senior Living community, a for-profit facility.

Residence options are one- and two-bedroom apartments and cottages. Monthly fees range from \$2,500 to \$10,000. The charge for a reservation deposit is \$1,000 for one person and \$1,500 for two persons. For detailed information about entrance fees and other aspects of pricing, use the website to contact The Quadrangle.

Many social, educational, and recreational programs are offered, there are active resident musical groups, and 85 resident-run committees are active. The library has more than 10,000 books, some authored by residents, and many books are purchased each month. The Quadrangle is pet friendly.

The hospital affiliation is Bryn Mawr Hospital.

Amenities

- Housekeeping includes linen service
- Indoor pool
- Fitness center
- Beauty salon and spa
- Auditorium, arts and crafts room
- Painting and sculpture studio
- Wood shop
- Computer room
- Library
- Gift shop
- On site bank
- Convenience store
- Concierge services
- Six-hole golf course and putting green
- Greenhouse, community garden plots
- Walking trails and bird trails
- Bocce ball court, croquet court, horseshoe court
- Tennis court
- Private dining room
- Guest accommodations

Simpson House

2101 Belmont Avenue
Philadelphia, PA 19131
215-878-3600
www.simpsonhouse.org

Simpson House is located on Belmont Avenue in Philadelphia, across from the Bala Golf Club and a half mile from Fairmount Park. Established in 1865, it is the oldest CCRC in the world and is not-for-profit. Originally called the Methodist Episcopal Home for the Aged, it experienced several name changes until it was renamed Simpson House in 1972. Bishop Matthew Simpson was a well-known religious leader in Philadelphia and an adviser to President Abraham Lincoln.

Residence options are studio and one- and two-bedroom apartments. The Olde Main Building, which is designed in the English Gothic style, opened in 1899. The recently dedicated Cornerstone Expansion has added 37 apartments, new dining venues, and a fitness center.

Simpson House is a Type C facility. Entrance fees range from \$43,000 to \$95,000 for Olde Main and from \$127,000 to \$300,000 for Cornerstone. Monthly rental fees are from \$2,250 to \$3,400 for Olde Main and from \$3,000 to \$3,750 for Cornerstone. With personal care added the monthly fees range from \$4,500 to \$6,500. The cost of skilled nursing \$315 per day. The reservation deposit is \$1,000 and is refundable. In mid-summer 2019 a rental contract option will also become available.

Simpson House holds music concerts and has a resident choir. It hosts Catholic mass and Methodist, Baptist, and Jewish services. Reduced fee membership is offered at the Bala Golf Club and at LA Fitness, nearby. Simpson House has available parking and is pet friendly.

Nearby hospitals are Lankenau, Penn Presbyterian, and Jefferson University.

Amenities

- Housekeeping includes linen service
- Fitness center
- Beauty salon
- Auditorium
- Art studio
- Computer room
- Library
- Gift shop
- Thrift shop
- On site bank
- Convenience store
- Greenhouse
- Pub, bistro, and fine dining rooms

The Watermark at Logan Square

Two Franklin Town Boulevard

Philadelphia, PA 19103

215-240-8915

logansquare.watermarkcommunities.com

The Watermark at Logan Square is a for profit CCRC. It is part of Watermark Retirement Communities, which operates more than 50 retirement communities nationwide, of which some are CCRCs. The Watermark at Logan Square offers apartments which range from studios to penthouse suites. It is pet friendly.

All contracts are rentals. A classic rental membership is available for a \$10,000 entrance fee. A full membership requires a \$65,000 entrance fee. And the entrance fee for Personal and Memory Care is \$7,500. All are nonrefundable. Monthly charges range from \$3,500 to \$7,500. There is a monthly charge for membership in The Club, a wellness center.

The Watermark at Logan Square has a wide array of classes through the Watermark University program. It has an in-house television station.

The hospital affiliations are Hahnemann University Hospital and Thomas Jefferson University Hospital.

Amenities

- Housekeeping and laundry services
- Fitness center
- Beauty and barber salon and spa
- Auditorium, art studio, club room, game room
- Wood shop
- Library
- Computer room
- Watermark University classes
- Underground parking garage

Waverly Heights

1400 Waverly Road

Gladwyne, PA 19035-1296

610-645-8600

www.waverlyheightsltd.org

Waverly Heights, Ltd. is a Pennsylvania not-for-profit corporation. The community is located on 63 acres in Gladwyne, Lower Merion Township. It has one- and two-bedroom apartments and villa units. Parking is available with the apartments, and the villas have garages.

Waverly Heights offers Type A and C contracts. Residents pay an entrance fee up front and a contract fee, and then a monthly fee. At the time of termination of residency, the entrance fee is recoverable at 100% or 50%, less some deductions; for the 50% option, monthly fees are lower. The contract fee is not refundable. Entrance fees and monthly fees vary according to the number of residents, the size of the unit, and the choice of 100% or 50% refunding.

Entrance fees range from \$242,000 to \$1,122,000, the contract fee is \$17,500, and monthly fees range from \$3,564 to \$9,720. The cost of being waitlisted for residency is \$2,000, which is refundable.

The hospital affiliation is Main Line Health.

Amenities:

- Housekeeping and linen service
- Indoor pool
- Fitness center and spa
- Beauty salon
- Theater, art studio, woodshop, club room
- Library
- Educational programs and lectures
- Gift shop
- Computer room
- On site pharmacy
- On site bank with ATM
- Putting green
- Greenhouse, vegetable and flower gardens
- Walking trail
- Bocce ball court, croquet court
- Aerobics dance studio
- Three dining venues (formal, casual, self-serve)
- Alfresco dining patio
- Private dining room
- Guest accommodations in Manor House

White Horse Village

535 Gradyville Road

Newtown Square, PA 19073

610-364-5866

www.whitehorsevillage.org

White Horse Village occupies a 96-acre campus in Newtown Square with woodlands, meadows, and garden areas adjacent to Ridley Creek State Park. It offers studios, and one- and two-bedroom apartments, some with dens; two-bedroom villas; and two-bedroom homes. All are on one level, except that some of the homes have a loft third bedroom. All of the residences have patios or balconies or porches, and some have carports or garages. Covered walkways connect some of the buildings. White Horse Village is a nonprofit CCRC and is pet friendly.

Residents pay an entrance fee and a monthly fee. The Traditional Lifecare contract has refundable and partially refundable entrance fee options. With the Fee-for-Service contract, assisted living and skilled nursing care are billed at the daily rate.

Entrance fees range from \$102,000 to \$603,000, and monthly fees vary from \$2,190 to \$6,318, both depending on the size of the residence and the contract selected. The reservation fee is \$1,200 for one person and \$1,300 for two persons.

White Horse Village offers a variety of musical programs. There is an 80-member resident chorus.

The hospital affiliation is Main Line Health.

Amenities

- Housekeeping and linen service
- Indoor pool
- Fitness center and spa
- Beauty salon
- Auditorium, art studio, dance studio
- Two wood shops
- Library
- Educational programs and lectures
- Gift shop
- Thrift shop
- On site bank
- Nine-hole putting green
- Bocce ball court, croquet court, horseshoe court
- Community gardens
- Walking trails
- Dog park
- Three dining venues

RETIREMENT COMMUNITIES WHERE PENN FACULTY/RETIRES LIVE

CCRC	Independent Apartments	Cottage Units and Homes	Assisted Living Units	Skilled Care Beds	No. of Residents
Beaumont at Bryn Mawr 601 N. Ithan Avenue Bryn Mawr, PA 19010 610-526-7000 www.beaumontretirement.com	131	68	15	44	300
Cathedral Village 600 East Cathedral Road Philadelphia, PA 19128 215-487-1300 www.presbyterianseniorliving.org/cathedral-village	278		50	133	350
Cokesbury Village 726 Loveville Road Hockessin, DE 19707 302-235-6000 www.actsretirement.org/communities/delaware/cokesbury-village-hockessin/	123	110	36	45	400
Dunwoody Village 3500 West Chester Pike Newtown Square, PA 19073 610-359-4400 www.dunwoody.org	168	105	81	81	420
Foulkeways at Gwynedd 1120 Meetinghouse Road Gwynedd, PA 19436 215-643-2200 www.foulkeways.org	350	13	86	46	425
Gwynedd Estates 301 Norristown Road Ambler, PA 19002 215-628-8840 www.actsretirement.org/communities/pennsylvania/gwynedd-estates-ambler	157		20		185

RETIREMENT COMMUNITIES WHERE PENN FACULTY/RETIRES LIVE

CCRC	Independent Apartments	Cottage Units and Homes	Assisted Living Units	Skilled Care Beds	No. of Residents
The Hill at Whitemarsh 4000 Fox Hound Drive Lafayette Hill, PA 19444 215-402-8500 www.thehillatwhitemarsh.org	179	86	28	60	400
Jenner's Pond 2000 Greenbriar Lane West Grove, PA 19390 610-869-6801 www.jennerspond.org	116	162	60	36	366
Kendal-Crosslands Communities 1109 E. Baltimore Pike P.O. Box 100 Kennett Square, PA 19348 610-388-1441 kcc.kendal.org	133	467	100	100	769
Lions Gate 1110 Laurel Oak Road Voorhees, NJ 08043 856-679-2200 www.lionsgateccrc.org	152	12	70	78	400
Medford Leas Medford Campus 1 Medford Leas Way Medford, NJ 08055 Lumberton Campus Woodside Drive Lumberton, NJ 08048 800-331-4302 medfordleas.org	218	176	85	67	620
The Quadrangle 3300 Darby Road Haverford, PA 19041 610-642-3000 484-282-3875 www.sunriseseniorliving.com/communities/the-quadrangle	309	40	115	78	534

RETIREMENT COMMUNITIES WHERE PENN FACULTY/RETIRES LIVES

CCRC	Independent Apartments	Cottage Units and Homes	Assisted Living Units	Skilled Care Beds	No. of Residents
Simpson House 2101 Belmont Avenue Philadelphia, PA 19131 215-878-3600 www.simpsonhouse.org	110		58	142	140
The Watermark at Logan Square Two Franklin Town Boulevard Philadelphia, PA 19103 215-240-8915 logansquare.watermarkcommunities.com	264		91	109	383
Waverly Heights 1400 Waverly Road Gladwyne, PA 19035-1296 610-645-8600 www.waverlyheightsltd.org	151	69	33	49	260
White Horse Village 535 Gradyville Road Newtown Square, PA 19073 610-364-5866 www.whitehorsevillage.org	175	165	48	59	425