



Waverly Gardens

The Mews

Row-style Homes

Welcome to Waverly Gardens

At Waverly Gardens, your ideal residence is complemented by an assortment of conveniences and amenities to enrich your life.

Enjoy maintenance-free living and comfortable, convenient floor plans. Regardless of which plan you choose, it's sure to reflect your sense of style as you add your own personal touch.

Included Amenities

- Utilities (heat, electric, central air conditioning, water, sewer and trash)
- Continental breakfast
- \$150 toward restaurant-style dining
- Weekly light housekeeping
- Wings® wellness intellectually stimulating programs, spiritual care services, group fitness classes, fitness center with pool, volunteer opportunities
- Professional on-site staff
- Pastoral care
- Telephone service
- Basic cable television service
- Internet connection
- Campus information channel
- Individual storage unit
- Underground heated parking
- Designated complimentary transportation to shopping and outings
- Access to Village Square amenities
- Programs sponsored by North Oaks Home Owners' Association
- Property tax and building insurance
- Interior and exterior home maintenance
- Lawn care and snow removal
- Priority access to other Presbyterian Homes & Services living and care options based on availability

Other Conveniences

Additional fees may apply

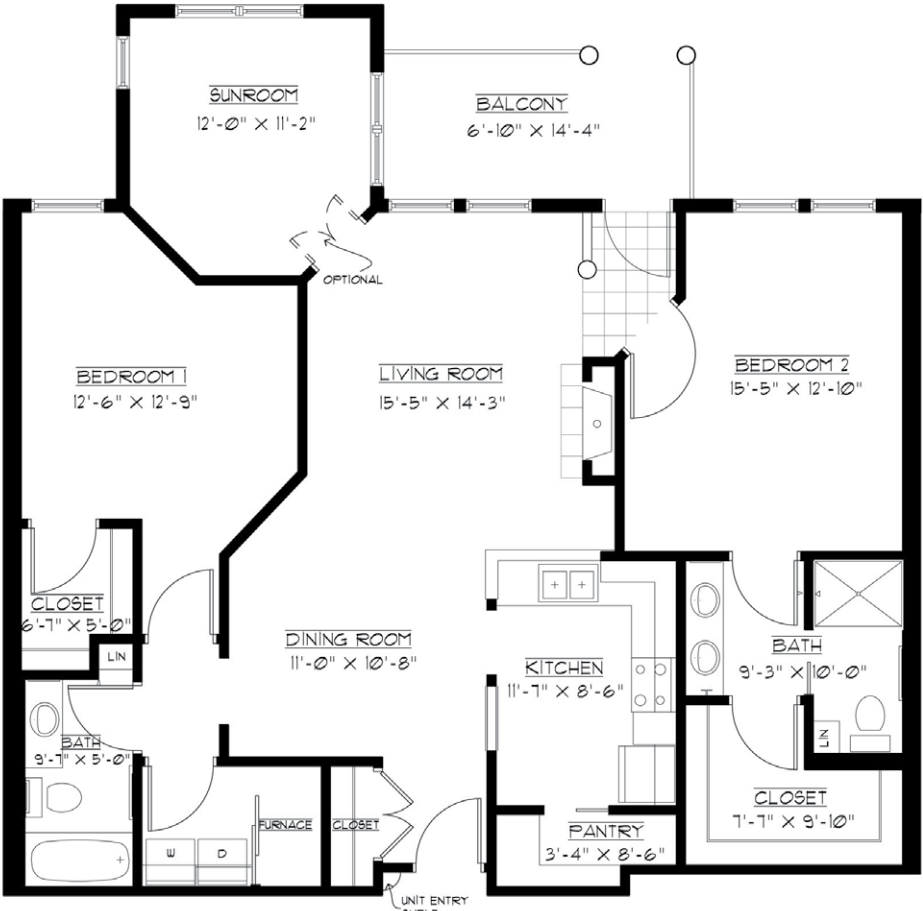
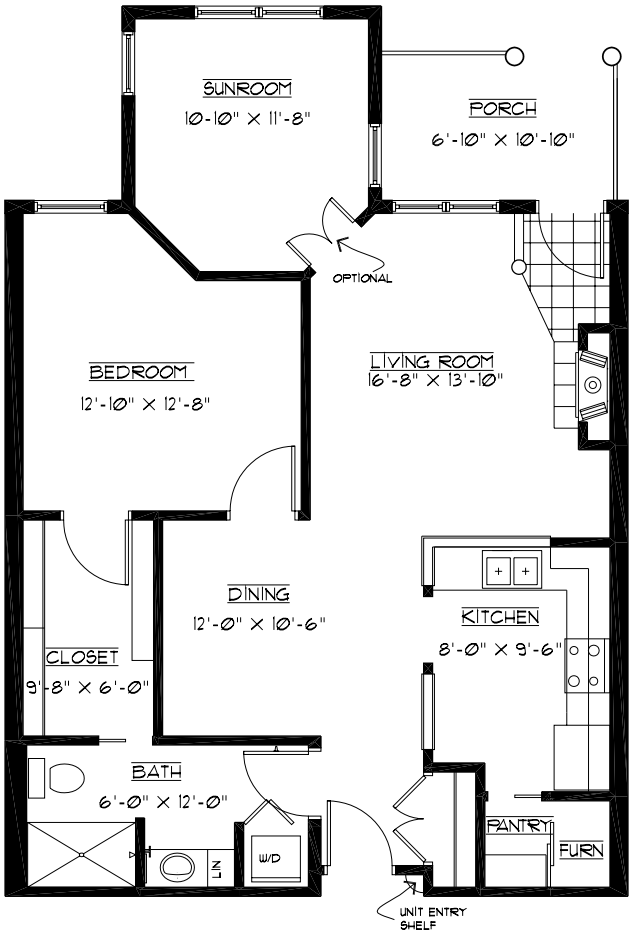
- Room service and restaurant carry-out service
- Catered events
- Additional housekeeping
- Transportation for shopping and outings
- Home care and hospice services available through Optage®
- Guest suite
- Outpatient therapy — physical, occupational and speech therapy



Sample Floor Plans

Aberdeen

One Bedroom | 999-1,079 Sq. Ft.

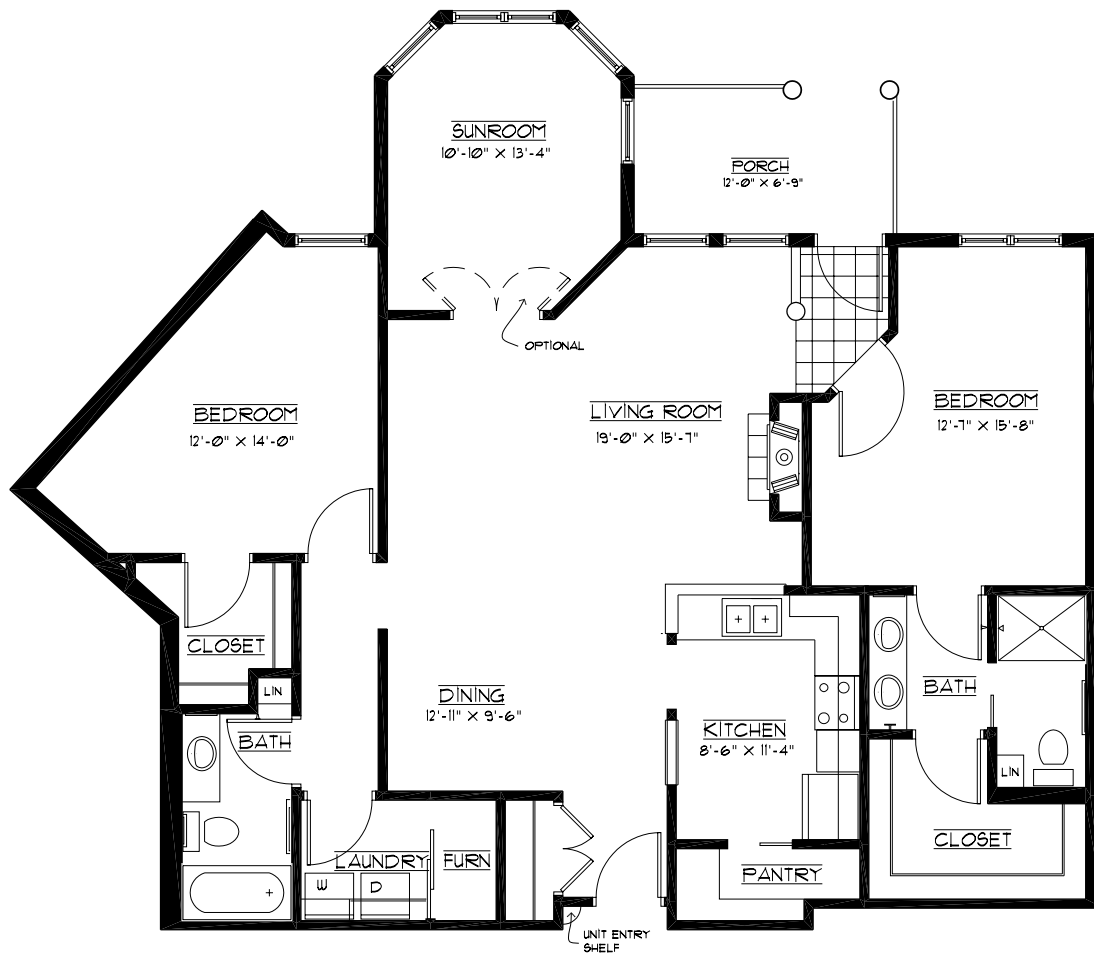


Glasgow

Two Bedroom | 1,423 Sq. Ft.

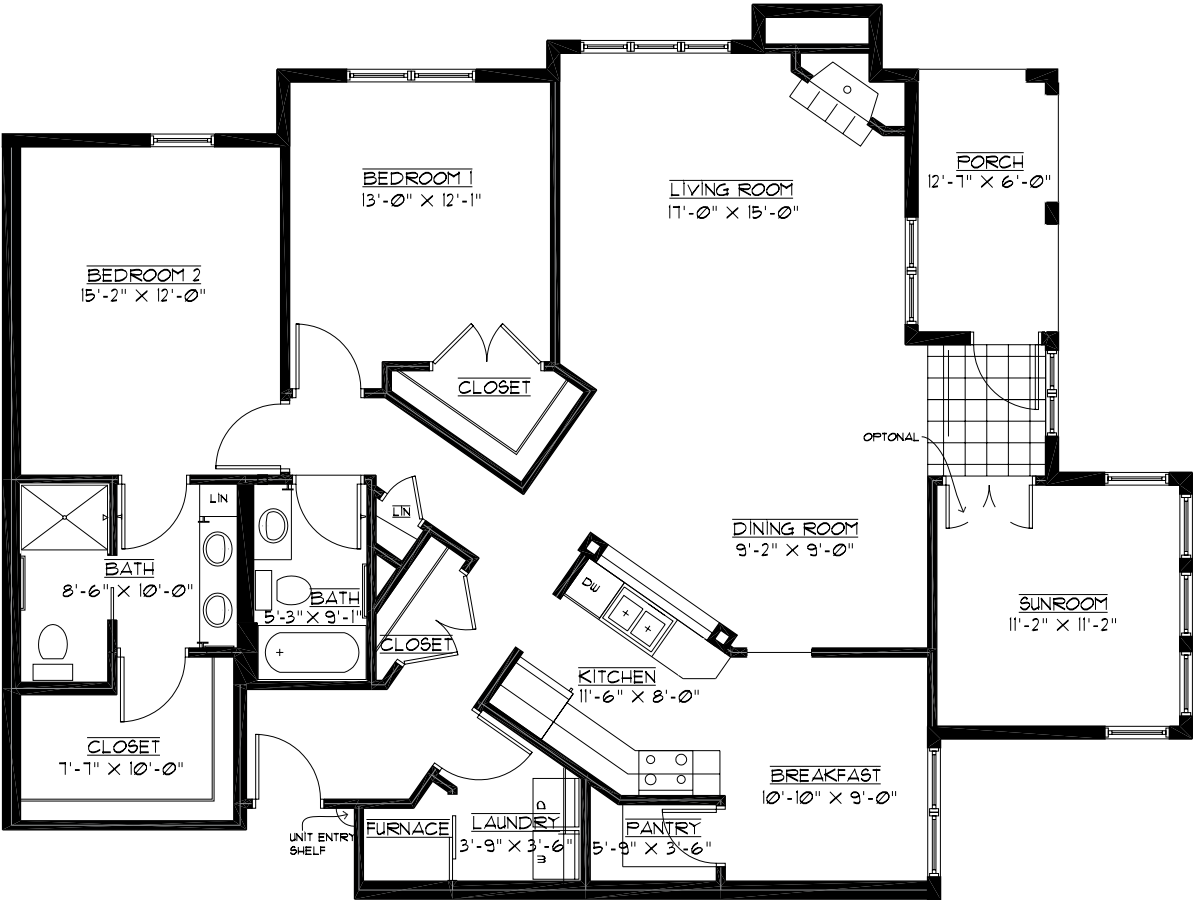
Edinburgh

Two Bedroom | 1,506 Sq. Ft.



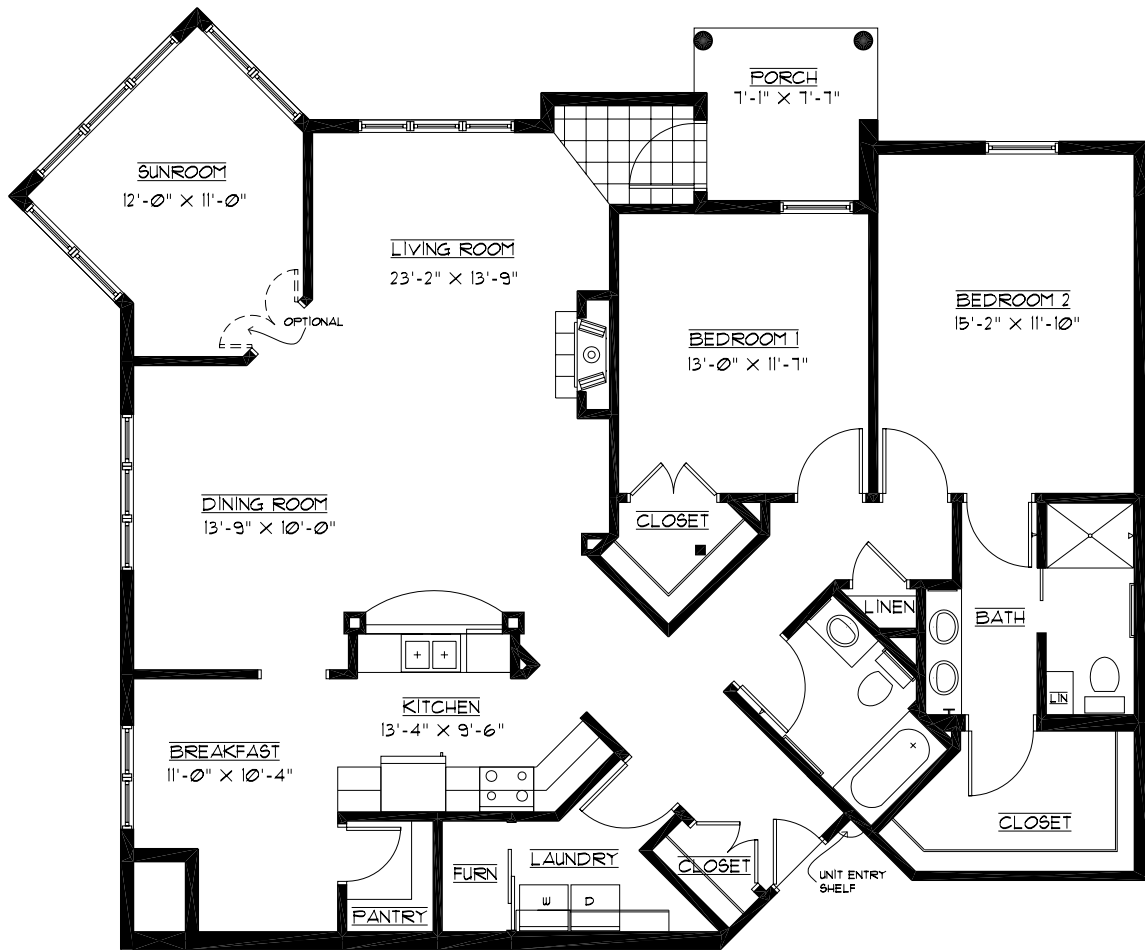
Charlton

Two Bedroom | 1,717 Sq. Ft.



Dundee

Two Bedroom | 1,759 Sq. Ft.



Floor plans, features and amenities are subject to change without notice. Stated dimensions and square footage are approximate. Additional floor plans may be available. Please ask about availability.

Reminiscent of historic row-style homes, the Brownstones feature one and two bedroom floor plans to blend gracious design and inviting style. This exceptional living option provides you with privacy, independence, and the freedom to pursue a life limited only by the number of hours in a day.

Distinctive Details

- Bright open floor plans emphasize spacious rooms with nine foot ceilings
- Private entrance to select homes
- Gas fireplace adding charm and warmth
- Premier flooring and fixtures
- Fully equipped kitchen with Corian counters and maple cabinetry
- Convenient in-home laundry with full size washer and dryer
- Individually controlled heat and central air conditioning
- Exceptional exterior finishes featuring a combination of stone, stucco, and lap siding along with Andersen windows

Monthly Rental Fee

Apartment	Sq. Ft.	Entrance Deposit	Rate
One Bedroom	999–1,079	\$90,000–\$100,000	\$2,680–\$2,890
Two Bedroom	1,423–1,759	\$115,000–\$150,000	\$3,300–\$4,530

The entrance deposit essentially reduces the monthly fee and is 100% refundable. Ask about our “Monthly Fee Without Entrance Deposit” option.



Pricing subject to change. Residency agreement available upon request.



651-765-4000

5919 Centerville Road
North Oaks, MN 55127

WaverlyGardensPHS.org

Due to COVID-19 or other future circumstance, some features may be temporarily unavailable or offered in a different way. We anticipate features will become available in original form once it is prudent to do so. Presbyterian Homes & Services (PHS) communities comply with applicable federal civil rights laws and do not discriminate on the basis of race, color, national origin, age, disability or sex.

PresHomes.org

Español (Spanish): Llame al 1-844-558-6125

Hmoob (Hmong): Hu rau 1-844-558-6125

Tagalog (Filipino): Tumawag sa 1-844-558-6125

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All faiths welcome. Equal housing opportunity.

Living Options

- Distinctive row-style homes
- Beautifully-appointed senior apartments
- Relaxing, thoughtfully-designed assisted living apartments
- Welcoming enhanced assisted living apartments
- Private, nurturing assisted living memory care residences
- Comfortable skilled care center personal suites

 **presbyterian
homes & services**
freedom to live well®