

MONEY'S WORTH | Real Estate

About one in six Americans — nearly 60 million people — live in a home governed by a homeowners association, reports the Community Associations Institute. Here are three HOA homes with some of their amenities. —Sheree R. Curry

Lewisville, Texas



- **Price:** \$377,660
- **Taxes/Fees:** \$9,441 / \$1,200
- **The Property:** 3 bedrooms, 3½ baths, 3,278 square feet.
- **Description:** The home has a study, a formal dining room with butler's pantry, a family room with vaulted ceiling, a game room and a media room. There is also a theater room and a first-floor master suite.
- **Notable:** The homeowners association dues for this gated golf community cover front lawn maintenance, basic cable TV, security monitoring, a private pool and fitness center, doorstep mail delivery and common-area maintenance.

West Orange, N.J.



- **Price:** \$1.95 million
- **Taxes/Fees:** \$32,000 / \$5,000
- **The Property:** 8 bedrooms, 3½ baths, 5,863 square feet
- **Description:** This home on 1.9 acres has three fireplaces, a library, a sitting room and a finished basement. The breakfast room has 180-degree-window views. There is also an outdoor pool.
- **Notable:** Llewellyn Park's homeowners association maintains the roads, antique gaslights along the streets, landscaping and a landmark gatehouse. It also organizes several parties each year, including an annual meeting for which many residents wear Victorian-era outfits.

Las Vegas



- **Price:** \$2.89 million
- **Taxes/Fees:** \$27,502 / \$3,420
- **The Property:** 4 bedrooms, 4½ baths, 3,936 square feet
- **Description:** Set on a cul-de-sac, this home has a wet bar, a kitchen with walk-in pantry, a master suite with two closets, a window seat and French doors to the outside, where there is a pool, spa and two covered patios.
- **Notable:** The HOA fee includes two guard gates, community landscaping, maintenance, and clubhouse amenities, such as the two pools and five tennis courts.

Sources: Elizabeth Berglund, American Legend Homes; Sam Joseph, RE/MAX Village Square; Robert Jenson, The Jensen Group.

