

THE OAKS COMMUNITY

March 2014

Community Living

Taking Pride in The Oaks

We're sure you've noticed the vacant homes and lots in your community. One of our main goals is to get these homes and lots filled with the right tenant and neighbor.



The positive feedback we've received, not only from potential residents but also from some of your new neighbors, speaks to how you are actively contributing to keeping your property and the community nice.

We want everyone to have pride of ownership of their home and pride in being a part of The Oaks Community. We want the nicest community with the nicest homes and people in the area!

It's not to say that we haven't had interest. We are getting a lot of interested buyers that have great things to say about The Oaks, we just don't have the home to suit their needs at the moment.

Please make sure your heat tape is plugged in and working! It should **NEVER** be unplugged!



Pay rent with auto pay today!

- Easier and faster way to make payments
- Guarantee that your payments are made on time, ensuring no late fees
- No cost, no obligation
- Cancel at any time, no questions asked

If you would like to sign up or have any questions call Molly at 319-378-6748!

There are a lot of benefits to living in a community that you wouldn't get living in a multifamily property or residential neighborhood.

We'd rather have a vacant home than lease it to the wrong person that wouldn't be a good fit for the community.



We appreciate your contribution to making this community great!

Homes For Sale:

- ◆ **Lot #3** 2 bed, 1 bath Waterfront; Needs Work \$1,200 cash only, \$305/month lot rent

****\$500 Referral****

Earn \$500 cash when you personally refer someone to buy a community owned home or move in their own manufactured home at The Oaks MHP!

You must provide us the name of your referral before they purchase one of our community owned homes. (Doesn't apply to new renters –buyers only)

We will help you sell your home for **FREE!**



We hope that none of our residents ever move. However, if you need to move and sell your home, we will help you!

At The Oaks Mobile Home Community we offer our residents a FREE listing service to help you get your home sold. We are advertising for the community on an ongoing basis in print, on Craigslist, through fliers to residents and soon on our website.

Why should you take advantage of this service?

- It's completely **FREE** to you
- We help you show the home
- We pay for advertising
- We quickly screen interested buyers
- We provide a professional residential For Sale sign
- We provide brochures and brochure boxes to be displayed
- We do the work for you!

If despite all of these efforts we can't find a buyer, The Oaks may purchase the home from you. Keep in mind: The person who will pay top dollar will be the person living in the home.

Let us help you!

We prefer you do not put a sign in your window. Yard signs look more professional and residential.

