

HOMES PLUS

Your Guide to Homes, Home Improvement, Lawn & Garden and MORE!

A publication of the Waukesha Freeman and Oconomowoc Enterprise • November 2011

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CONDO LIVING IN TRADITIONAL SUBDIVISION

Cornerstone Development bringing signature touch to Sussex

By Dave Fidlir
SPECIAL TO HOMES PLUS

SUSSEX – A new condominium-style subdivision will soon take root near Highway 164 and Seven Stones Drive on the village's southern end.

John Wahlen, owner of Cornerstone Development, has begun his latest endeavor, undaunted by the continued gloomy forecast for home sales and new construction. The Glen at Seven Stones will feature 56 ranch-style homes in a variety of styles and amenities.

"There are people out there still looking for new construction because they want that warranty," Whalen said. "Other people don't want to have to deal with all the hassles you have when you own a single-family home."

Homes in The Glen at Seven Stones will be selling from \$250,000 to \$350,000.

The new development is closely modeled after The Glen of Brookfield subdivision that is north of

West Greenfield Avenue and east of South Moorland Road.

Whalen said The Glen at Seven Stones will be marketed toward a number of prospective home buyers, including those looking to purchase their first home or empty-nesters aiming for a lower-maintenance home.

"Our whole goal with this development is to create a lifestyle change for people looking for such a thing," Whalen said.

Regardless of the motivation, Whalen said The Glen at Seven Stones will be a draw to people desiring a close-knit community feel.

The entrance of the subdivision, adorned by a pond with a faux bridge, will be marked by a clubhouse offering a number of amenities, including a community room that can be rented for functions, exercise room and a pool.



Submitted photo

The Canterbury is one of four side-by-side ranch homes that will be a part of The Glen at Seven Stones, a new subdivision in Sussex.



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whenever you recruit family members, friends, or professionals, you don't want to do this by yourself. Many older adults have not moved in 20 or 30 years or even longer. Moving is not only a physical undertaking, it is also an emotionally exhausting chore. The decisions surrounding planning and executing a move can seem too overwhelming to handle alone. That's why you need help.

■ **Begin.** The best way to begin is to see the end from the beginning. In all likelihood, you will be downsizing, and just won't have room for everything you own. Start by choosing only the non-negotiable items you must have. These are things like your favorite books, photographs and albums, music and the items that cannot be replaced. You will quickly see how much "baggage" you can really live without. Resist the temptation to drag along expendable items, like magazines. Objects too valuable to throw away can be given to Goodwill for a tax write-off, or sold at an estate sale. You can even bring in an

investing the equity from the sale of your home. When moving day comes, they'll even be there to help you move in to your new home and get everything just like you want it.

According to Grace, "It's an emotional decision not to want to leave home, but the best advice I can offer is to make the decision while you're still capable of making it for yourself. And, it normally takes people three to six months to get back into their normal routines, so don't be discouraged if you hit a few emotional rough spots after your move. It's absolutely normal."

■ Believe it or not, this move that you're dreading is the beginning of what will probably be the happiest time of your life. You're moving to an environment designed to meet your physical, mental, emotional and perhaps spiritual needs. You'll have less responsibility and more time for the people and activities you love. Keep that in mind as you're deciding if you really need all those shoes or power tools, and you'll be packed and ready before you know it.

Condo Living

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The entrance area also will feature an amphitheater that Whalen envisions being a focal point for the subdivision with such events as jazz concerts and wine-tasting events taking place.

The Sussex development will feature four types of side-by-side ranch homes: the Abbey, Aboretta, Canterbury and Colonnade. Depending upon the model, homes could feature a basement or a compact storage area within the garage. Some of the homes also will feature sunrooms.

Whalen said the layout of the homes is designed to give residents a feel they are still living in a single-family home – not a high-rise condo in an urban setting or a more traditional side-by-side that has

become prevalent in the suburbs.

Ranch-style building – more of an anomaly in today's construction environment – has been the cornerstone to Whalen's previous successes.

"That's been our meal ticket, and it's been doing well for us," he said. "It's given us an opportunity to provide new, affordable homes for people who want to live in the suburbs."

Units vary in size – from a more compact 1,400 square feet to upward of 1,900 square feet. One common thread between the various home styles is the architecture style, punctuated by vaulted ceilings and an open environment.

The goal, Whalen said, is to have an initial round of homes constructed by next summer and continue moving forward with work based on demand.

"We've begun pushing dirt and hope to start on the clubhouse by December," Whalen said.

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