



# Chateau WATERS™

## Features and benefits included in rates:

- Month-to-month lease
- Utilities (AC, heat, water, electric, refuse)
- Telephone
- Internet
- TV (cable)
- In-unit washer & dryer
- Wellness membership
- Daily wellness check

Rates (effective September 1, 2025)  
Independent & Assisted Living

Rental Options	Square Footage	Monthly Rate	Floor Plan	View
1 br, 1.5 bath	800	\$2,845	Jade	Woods
1 br, 1.5 bath	800-850	\$3,225	Pearl	Water
1 br, den, 1.5 bath	950	\$3,860	Onyx	Water
1 br, den, 2 bath	1,000-1,045	\$3,985	Topaz	Water
1 br, den, corner 1.5 bath	1,015-1,050	\$3,985	Amethyst	Woods
1 br, den, 2 bath	1,000	\$3,985	Sapphire	Water
2 br, den, 2 bath	1,150	\$4,365	Ruby	Woods
2 br, den, 2 bath	1,240	\$4,490	Emerald	Woods
2 br, den, 2 bath	1,240	\$4,615	Alexandrite	Water
2 br, den, 2 bath	1,400	\$4,865	Diamond	Water

\* Residents pay additional fee for Assisted Living services they choose.

Effective September 1, 2025 | Prices are subject to change with a 30-day notice.

320-654-2352  
chateauwaters.org

960 19th Street S | Sartell, MN 56377

AN ECUMEN LIVING SPACE  







# Chateau WATERS™

## Personalized Home Care Services

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Our care teams will provide health care and support services customized to your specific needs. We're here to provide as much or as little support as you need.

Residents will be required to have a nursing assessment by a registered nurse with Home Care on a quarterly basis. There is no fee for the initial assessment. Residents interested in Home Care services may choose from the following packages.

### Open Package: \$25 per month

- Annual lab work
- 90-day assessment
- Maintain medical records
- Must contract for at least 1 point to open

### Task Package: \$250 per month

- 1-2 simple, non-nursing tasks or 1-2 reassurance checks daily
- 90-day assessment
- Maintain medical records
- Lab draws 2X per calendar year

### Light Package: \$430 per month

- One meal per day
- 90-day assessment
- Lab draws 4X per calendar year
- Maintain medical record
- 1 reassurance check daily

### Base Package: \$790 per month

- Two meals per day
- Light housekeeping
- Daily trash removal
- Weekly laundering of linens
- 4 reassurance checks per day
- 24-hour on-site response
- Monthly wellness blood pressure and weights
- Maintain medical record
- 90-day assessment
- Monthly lab draw

Please see attachment C — reach out with any questions!

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# Chateau WATERS™

## INDEPENDENT LIVING PLUS & ASSISTED LIVING— ADDITIONAL SERVICES

### ANCILLARY RATES:

Ala Carte Meal	Menu Pricing
Guest Meal	Menu Pricing
Holiday Meal	Menu Pricing

### HOUSEHOLD MANAGEMENT/ BUILDING FEATURES:

Emergency Call (non-home care residents)	\$100
Housekeeping (1-hour increments)	\$50
Maintenance (15-minute increments)	\$15
Garage Rent	\$70
Storage Locker	\$25
Pet Deposit (non-refundable)	\$1,000
Key Replacement	\$10
FOB Replacement	\$30
Emergency Call Pendant Replacement	\$200
Salon & Barber Services	(Contact Salon)
Guest Room (per night)	\$80
Long Term Care Insurance Processing	\$45
Meal Tray Delivery	\$7.50
One-time Community Fee due upon move-in (non-refundable)	\$2,000

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