



LARKEN INTRODUCES WORRY-FREE PROGRAM WITH LIFE ALERT AT LOPATCONG TWP. COMMUNITIES 01/03/12

LOPATCONG, N.J. - Larken Associates has added yet another program to enhance the lifestyle of homeowners and renters at its residential communities in Warren County's Lopatcong Township.

The developer has introduced a bonus program in conjunction with Life Alert, the personal emergency response and home medical alerts system company that provides considerable peace of mind and protection to members by notifying authorities of medical emergencies, fire emergencies and more through remote technology.

Under the new program, Larken Associates will pay the set up fee for different Life Alert packages for home purchasers and renters. Renters must sign at least a 14-month lease at Delaware Crossing at Morris Park and Warren Heights. For additional information, please visit www.lifealert.com.

"Life Alert provides an added sense of comfort to live alone worry free by ensuring residents are protected in the event of an emergency," says Sales and Leasing Representative Susan Livingstone. "They can enjoy all that these maintenance-free neighborhoods offer in a safe and high quality home environment. It's a unique advantage that's not commonly found in residential communities outside of specialized retirement facilities."

Delaware Crossing is a collection of attached single-family homes being developed as part of Larken Associates' signature series of resort-inspired "Horizon's 55+ Communities" for

active adults 55 years or better. Homes at the community offer two-bedrooms, two baths in ranch designs and 2.5 baths in two-story designs, a full appliance package, two-car garage and a host of premium finishes

Each of Delaware Crossing's spacious and popular designs are available at the community, including the recently-introduced Harlow design priced from just \$1,495 a month. The ranch-style Harlow home includes two-car garages, attic storage, a walkout patio and an elegant master bedroom suite with walk-in closet and master bath. Residences are being offered a unique rent-to-own option in which buyers receive a three-month rent credit back should they choose to purchase at the end of their lease term. Monthly rental rates on all designs include all taxes, maintenance and amenity fees.

Homes at Delaware Crossing are priced from just \$244,990 for purchase.

Residents at Delaware Crossing receive a well-rounded, activity rich environment thanks to a comprehensive recreational amenity package highlighted by a magnificent heated pool. Additional outdoor amenities include bocce and tennis courts, shuffleboard and a horseshoe court. Construction is also underway on a new community park area which will include a gazebo, walking trail with bridge and dry river rock creek. Benches will be added for residents to enjoy the beautiful new landscaping.

Residents who want to head inside to escape the heat can delight in the professionally-decorated clubhouse which features a billiard room, card room and fully-equipped fitness center complete with steam and whirlpool room.



Warren Heights features elegant one-and two-bedroom condominium homes for all ages. Time is running out to purchase the remaining residences at the fast-selling community which offers incredible value thanks to home prices starting from just \$169,990 and special incentives and financing options.

Warren Heights boasts one-bedroom condominium homes with bonus rooms or two-bedroom multi-level residences with gourmet kitchens, formal living and dining rooms and master bedrooms offering master bathroom suites, a walk-in closet and attached sitting room.

Each home comes with many added bonuses such as an additional private basement storage area in the purchase price.

Condominium homes are also available for rent from \$1,200. There are also a limited number of fully-furnished condominium homes complete with designer furniture and stylish fixtures now available for lease at Warren Heights.

Warren Heights state-of-the-art amenity package includes a clubhouse, two fitness centers, a magnificent outdoor pool, health club, basketball courts, a children's tot lot, walking and biking trails, a gazebo, putting green, dog run and garden plots.

There are also everyday necessities such as upscale eateries, retail outlets and professional offices adjacent to the community at Stryker's Crossing and Stryker's Plaza – a shopping center and medical and professional building developed in conjunction with Warren Heights.

Traveling is a breeze from both Warren Heights and Delaware Crossing which are minutes from major highways including Routes 287, 22 and 46 and Interstates 78 and 80 which whisk commuters into northern and central New Jersey.

For additional information on Delaware Crossing, please call (908) 454-2267 or visit www.DelawareCrossingActiveAdultsNJ.com. The Delaware Crossing sales office is open Monday to Sunday from 11 p.m. to 5 p.m. It is closed on Tuesdays. To visit the community, take Rt. 78 West to Exit 3, proceed onto Route 22 West and travel approximately 1.5 miles. Make a right onto "First" Street. Go approx. 4 blocks and you will drive directly into Delaware Crossing. Follow the signs for the Sales & Leasing Center.

For additional information on Warren Heights, please call (908) 387-0700 or visit www.WarrenHeightsCondosNJ.com. The Warren Heights' sales office is open from Monday to Friday from 12 p.m. to 5 p.m. and Saturday to Sunday from 11 a.m. to 5 p.m. It is closed on Tuesdays. To visit: Take Route 78 West to Exit 3. Proceed 2 mile to third traffic light and turn right onto Route 519. Go approximately 1-1/2 miles to traffic light and turn left onto Route 57. Proceed approximately one mile and turn right onto Stryker Lane. Follow signs to the sales office.