EAST SUTTON PLACE CONDOMINIUMS

B 4

Units: 51 Units

Access: Individual Unit Owner Keys – no centralized system

Buildings: 13 Buildings:

100-101-102-103-104-106-110-115-117	4 Units
105-112	5 Units
108	3 Units
109/111	2 Units

Organization: Condominium Association as provided in Chapter 703 of the State of Wisconsin Statutes

Year of Incorporation: 1988

Declaration Date: March 17, 1988

Year of Completion: 1993

Member Dues: $500-2026 $525-2027

Fees Include: Water, Sewer, Spectrum Stream TV Pro Entertainment Pack & Sports View, 1 Gig Internet, Lawn Care, Snow Removal, Trash & Recycling Removal, "All-In" Insurance, Common Area Maintenance, Unit Exterior Repair & Maintenance, Professional Off-Site Management and Long-Term Replacement Reserve Provision

Common Amenities: Lake & Nature Trails

Late Fees: $50 after the 15th of the month

Cable & Internet Provided By: Spectrum Stream TV Pro Pack & Sports View, 1 Gig Internet

Water & Sewer Provided By: Waukesha Water Dept.

Gas & Electric Provided By: WE Energies

Insurance Provided By: Travelers Insurance, Agency: Robertson-Ryan, Agent: Tim Seider

Parking: Attached Garage – Visitor Parking Provided

Transfer Fee upon Closing: 2 Months of Dues to ESCA WC Reserve paid by Buyer

ACH Payments Available: Yes

Pets: Yes, 1 Dog per Building, Cat must be Spayed/Neutered Licenses Required

Rental: Minimum 6 Month, Maximum 1 Year Association to be notified 60 prior

Annual Meeting: Approximately 3rd Tuesday of September

Bank Accounts: Dues/Operating Account - Reserves – Bank of California

Federal Tax ID: 39-1611323

Board Members: 5 Volunteer Members elected for 2-year terms.

Information as of 8/30/2026 valid thru 12/31/2027