



Cobble Beach Community - Schedule of Home Owner Fees 2026

(Includes HST where applicable)

PAYABLE TO		GCEC # 78 (Phase 1)	GCEC # 124 (Algonquin Heights)	GSC # 86 (The Hollow 1)	GSC # 121 (The Hollow 2)	GSC # 92 (The Grove)	GCEC #139 (The Grove 2)	GSC # 108 (Blue Bay Villas)
Respective Condominium Corporation ^{1, 3}	Condominium Corporation Common Element Fee	\$32.82/month	\$34.71/month	\$538.84/month	\$731.10/month	\$699.30/month	\$92.26/month	\$496.34/month
	Cobble Beach Holdings Inc. (CBHI) Share Cost	\$101.16/month	\$101.16/month	\$101.16/month	\$101.16/month	\$101.16/month	\$101.16/month	\$101.16/month
	Mandatory Resident Membership (MRM) Fee ^{2, 3}	\$205.66/month	\$205.66/month	\$205.66/month	\$205.66/month	\$205.66/month	\$205.66/month	\$205.66/month
	Total Condo Unit Expenses	\$339.64/month	\$341.53/month	\$845.66/month	\$1037.92/month	\$1006.12/month	\$399.08/month	\$803.16/month
Maintenance included: Year-end	None 31-Dec	None 31-May	grass cutting / snow removal 31-Dec	grass cutting / snow removal 31-Dec	grass cutting / snow removal 31-Dec	None TBD-pending	grass cutting / snow removal 31-Dec	
Municipal Fees ¹	Waste Water	\$119.76/month	\$119.76/month	\$119.76/month	\$119.76/month	\$119.76/month	\$119.76/month	\$119.76/month
	Potable Water	variable	variable	variable	variable	variable	variable	variable
	Property Taxes ⁴	variable	variable	variable	variable	variable	variable	variable
Elective Expenses ¹	Annual Residential Golf Membership	\$6667.00/year	\$6667.00/year	\$6667.00/year	\$6667.00/year	\$6667.00/year	\$6667.00/year	\$6667.00/year

¹ All fees are subject to change without notice. These rates are effective January 1st, 2026

² \$2,467.92 billed annually on January 1

³ There is an agreement between the condo corps and CBGL whereby CBGL collects the MRM fee annually on behalf of the respective condo corps.

⁴ 2025 rate was 0.01278229

Membership Initiation Fee - included in purchase of new home: \$50,000 + HST value.

Transfer of membership Fee - when purchasing a resale home: 25% of current Membership Initiation fee; currently \$12,500 + HST.

Notes to Homeowners/Real Estate representatives:

1) All figures must be confirmed by the Property Management company for the applicable Condo Corp at the time of listing/sale.

2) All subsequent buyers must enter into a Mandatory Resident Membership Agreement.