

Procedures When Selling a Condo at Oakmont Villas

Oakmont Villas
PO Box 11712
Cedar Rapids IA 52410
oakmontboard@yahoo.com.

The seller and realtor need to be aware of the following:

- Effective January 1, 2025, the condo association fee/dues is **\$220/month**. The start-up/buy-in fee for new residents is equal to four month's dues, or **\$880**.
- The Board of Directors must be notified at least thirty (30) days in advance of the sale of or conveyance of a condo. The notice shall include the unit address, names of any mortgage holders, and the effective date of the conveyance or mortgage closing. Notification should be made in writing to: Treasurer, Oakmont Villas P.O. Box 11712 Cedar Rapids, Iowa 52410. Please see the [Forms & Info](#) tab on the web site to download other information the seller, the potential buyer and realtors may need during the sales process of the condo unit.
- The seller or the seller's realtor must notify Oakmont Villas, via email, when the condo is sold and the closing date.
- The realtor/for sale signs should be removed from the Oakmont Villas property within 10 calendar days after the condo is sold.
- The seller/current owner is responsible for the monthly dues until the end of the month of the closing date. Even if the closing date is mid-month, the previous owner is responsible for the full month's dues.
- Share the Oakmont Villas website (<https://oakmontboard.wixsite.com/home-page>) with the potential buyer or new owner. There are reference documents on the website, including the by-laws and Rules . [HOA Bylaws & Regulations | Oakmont Villas](#)
- New buyers will need to know about the insurance they will need when they move in. That information is attached and can also be found on the website: [Loss Assessment Insurance](#)

The new owner or realtor is responsible for providing the Oakmont Villas Board with the following:

- Information on the new owner:
 - Full name
 - Cell phone, land lines and work phone numbers
 - Their email address. All Oakmont Villas communications are sent to residents via emails. This includes special announcements and the monthly financial report.
- A check for the start-up/buy-in fee. This can be done at closing and provided by the escrow company.
- Completed [ACH Debit Authorization form](#). Oakmont Villas requires automated monthly dues payments via ACH through a checking or savings account.

Linked Documents:

[Forms & Info](#)
[Oakmont Villas website](#)
[Bylaws & Regulations | Oakmont Villas](#)
[Loss Assessment Insurance](#)
[ACH Debit Authorization form](#)