



THE FOUNTAINS
AT SEA BLUFFS

INDEPENDENT LIVING
ASSISTED LIVING • MEMORY CARE

UNRETIREMENT LIVING

Over 25 years of experience have taught us that today's seniors aren't ready to retire to a life of leisure, though they've certainly earned it. They want more choices and are leading a more active lifestyle than generations before. It's no wonder so many of them are flocking to The Fountains at Sea Bluffs in beautiful Dana Point, California. Here, in our luxurious seaside community, we've created an extraordinary place filled with abundant options, including spacious condominiums with one, two, or three bedrooms, to chef-prepared cuisine and a vibrant lifestyle of growth and discovery.

This is a community of friends – brought together by a lifetime of accomplishments and a love of the sea, sun and adventure – to this very special place our residents are proud to call home.

DON'T TAKE OUR WORD FOR IT. SEE FOR YOURSELF.

- Lushly landscaped
- Minutes from Dana Point Harbor
- Ocean-view dining at Les Fontaine Dining Room
- Heated outdoor pool
- Fitness center with sauna, steam room and spa
- Wellness center
- Well-stocked library
- Arts and crafts studio
- Computer center
- Reception and television lounges
- Card and game room
- Fireside room for socializing
- Secure, underground parking



AN OPTION FOR EVERY APPETITE

Enjoy the exquisite dining experience at The Fountains at Sea Bluffs where residents dine with panoramic coastline views. Savor delectable meals expertly prepared with our made from scratch and farm fresh to table culinary philosophy. Mark your calendar for the weekly martini party followed by a gourmet dinner overlooking the Pacific Ocean. Every meal is graciously served by professionally trained staff with impeccable attention to detail – fine china, polished silver, crisp linens and beautiful fresh flowers. Here, you'll experience dining as if you were out at one of your favorite restaurants!



TODAY'S SELECTIONS:

Caprese Salad with
Balsamic Reduction

Grilled Filet Mignon with
Béarnaise Sauce

Pan Seared Mahi Mahi with
Confetti Rice Pilaf

Pan Seared Chicken Breast with
Artichokes and Mushrooms

Poached Tiger Shrimp and Lobster
Tail with Hollandaise Sauce

Tahitian Vanilla Bean Crème Brûlée

MIND AND BODY WELLNESS

Stimulating the mind and strengthening the body has enormous benefits at any age. That's why, as part of Watermark Retirement Communities®, we created Watermark University. You'll love having unlimited access to all of our mind and body fitness classes just steps from your door. Choose from *Yoga*, *Creative Cooking*, *Aqua Aerobics*, *Intro to Bridge* and everything in between. Our residents and associates can learn (or teach) something new every day. These programs and classes are beneficial, engaging and most of all, fun. Plus, they aren't just for residents. Call for a schedule and sign up for a class today.



Ceramics Workshop

Mexican Cuisine

Young at Art

Wine and Chocolate Pairing

Tai Chi

Aquatic Fitness

Conversational Spanish

AT YOUR SERVICE

With all the amenities and services we offer, you'll feel like you're living at a spa resort. Leave the housekeeping, laundry and linens to us while you dine or shop with friends. In fact, you can even leave the driving to us. Need a suggestion or a reservation? Ask our 24-hour Concierge. Planning a party? Use our catering service and entertain in our beautiful clubhouse. Not feeling quite yourself? Hello, room service! From the moment you choose The Fountains at Sea Bluffs, you'll wish you'd done it sooner. Our Move-In Coordinator will have you settled in no time so you can begin to live well and enjoy your new life by the sea.



24-hour concierge services

Catering and room service

Massage, salon and barber services

Housekeeping, laundry and dry cleaning services

Complete maintenance services including plumbing and major appliances

Transportation services including private transportation

Move-in coordination service

Dynamic calendar of events including Watermark University classes

Preventative health screenings



TOWN CENTER LIVING

Just minutes from Dana Point Harbor, you'll have easy access to all your favorite pastimes, whether it's whale watching, fishing in the harbor or catching a sunset on the beach. A work out never feels like work in our fitness center and you can swim year-round in our heated outdoor pool. You won't have to look far to find a good book, a game of cards, a movie or a friend to join you for a sunset drink.



Lushly landscaped campus only minutes from Dana Point Harbor

Ocean-view dining at Les Fontaine Dining Room and our private dining room

Heated outdoor pool

Fitness center with sauna, steam room and spa

Wellness center

Well-stocked library

Arts and crafts studio

Technology center

Olde Harbor movie theater

Card and game room

Fireside room for socializing

Wet bar with personal liquor lockers

Secure, underground parking



YOUR COASTAL RETREAT

At The Fountains at Sea Bluffs, professionals are available to help you customize your condominium by the sea. Whether you choose to live here year round or have your own seasonal seaside retreat, you'll find convenient options for joining our community. Choose from Life Estate or a Fee Simple purchase, whichever arrangement best suits your needs. Your monthly service fee covers your enjoyment of all campus amenities and services.



Oversized windows with ocean and garden views

Modern kitchen with frost-free refrigerator, electric oven and range, microwave, dishwasher, disposal and water filtration system

Designer flourishes throughout

Ample closet space

Balcony or patio

Fireplace with mantel in select residences

State-of-the-art wireless resident call system

REDEFINING SENIOR HEALTH

We've thought ahead to help you be prepared for future unknowns. When it comes to Assisted Living and Memory Care, we've created a culture of choice in our adjacent Inn and Gardens programs. Top-notch care is individually tailored and delivered on your schedule, not ours. Fantastic food is made to order and there's no end to the interesting classes and trips we have planned. Whatever you need, when you need it, we're at your service.



Bright, cheerful studio, one- and two-bedroom apartments with ocean, mountain and garden views

A state-of-the-art wireless resident call system

Trained associates 24 hours per day

Three meals created daily by our expert chefs

Healthy snacks 24 hours per day

Housekeeping services

Transportation services

Diverse wellness plans including Watermark University classes



THE LIFESTYLE OF YOUR DREAMS

Retirement creates more time to explore those things you've always wanted to do and maybe a few you've never thought of. There's no better place to discover those interests than here. The Fountains at Sea Bluffs is a vibrant community with gracious service and all the help you need in a stunning location filled with fascinating, friendly people. We can say with all confidence that when it comes to pursuing your passions or developing new ones, this is just the place to be.



The background is a solid dark blue color. Overlaid on this are several light blue, semi-transparent decorative elements. These include a large, wide, sweeping arc that starts from the left edge and curves towards the right. Below this, there are more intricate, swirling lines that form a sense of movement and depth, resembling stylized waves or abstract calligraphy. The overall aesthetic is clean, modern, and professional.

Creating extraordinary communities where people **thrive**.



THE FOUNTAINS
AT SEA BLUFFS

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