



THE FOUNTAINS
AT SEA BLUFFS

INDEPENDENT LIVING
ASSISTED LIVING • MEMORY CARE

UNRETIREMENT LIVING

As part of Watermark Retirement Communities, we are creating an extraordinary and innovative community where people thrive. More than 30 years of experience have taught us that today's seniors aren't ready to retire to a life of leisure, even 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, chef-prepared cuisine, panoramic ocean views and a vibrant lifestyle of growth and discovery.

Our community of friends is brought together by a lifetime of accomplishments and a love of the sea, sun and adventure. It's a special place that our residents are proud to call home.

DON'T TAKE OUR WORD FOR IT. COME 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

Creative arts 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, friendly and attentive associates with impeccable attention to detail. You, your family and friends will dine in the comfortable elegance of a high-end restaurant with fine china, polished silver, sparkling crystal, crisp linens and beautiful fresh flowers. This isn't dining in a retirement community – this is an evening spent at one of your favorite restaurants. Stop by for a visit, and sample a taste of how we thrive.



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 we created Watermark University. You'll love having unlimited access to all 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. They aren't just for residents, so call for a schedule and sign up for a class or two today.



- Ceramics Workshop
- Mexican Cuisine
- Young at Art
- Wine and Chocolate Pairing
- Tai Chi
- Aquatic Fitness
- Conversational Spanish

AT YOUR SERVICE

Individuals who call The Fountains at Sea Bluffs home enjoy resort-style amenities and services that support a carefree, fun-filled and exclusive lifestyle. It's like living in an all-inclusive resort – only better. 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 in the mood for a sit-down meal? Call room service, and we'll deliver right to your door. From the moment you choose The Fountains, you'll wish you'd done it sooner. With our stress-free move-in coordination program, you'll be right at home in no time and ready for 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

Preventive 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 workout 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

Creative arts 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 for whichever arrangement best suits your needs. Your monthly service fee covers all the amenities and services for the lifestyle you'll love.



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 at The Inn and Memory Care at The Gardens**, we've created a culture of choice with top-notch care tailored to your needs and delivered on your schedule, not ours. Outstanding cuisine is made to order, and there's no end to the interesting classes and outings we have planned. We're at your service, whatever you need and when you need it.



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 the things you've always wanted to do and maybe a few you haven't thought of yet. There's no better place to discover those interests than here at The Fountains at Sea Bluffs. Discover 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.



At Watermark Retirement Communities, we're committed to creating extraordinary and innovative communities where people thrive. Watermark communities are known for highly trained associates, a lifestyle built on choice and innovative signature programs, including our award-winning Watermark University featuring a wide variety of engaging classes and programs for residents and locals, alike. A privately held company with a reputation for service, innovation, integrity and financial stability, Watermark manages more than 50 retirement communities nationwide and has been certified as a Great Place to Work by Fortune Magazine. Learn more about the Watermark difference at watermarkcommunities.com.





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