

Independent Senior Living Communities

For more information on any Aging Partners services, call 402-441-7070.

Independent Senior Living Communities are also known as retirement communities, senior living communities, or independent retirement communities. They are designed for people age 55 and over.

These independent senior living facilities are priced at market rates and are designed to enable residents to live independently in a secure environment with access to supportive services. They also provide the opportunity to share common interests and activities with fellow residents. Units may be available for purchase or rent.

Housing types widely vary, including condominiums, apartments, single-family detached homes or townhouses. Some communities require an entrance or buy-in fee as well as monthly rent. These fees can be substantial. Most are non-refundable, while others will return fees upon the transfer of the unit to another qualified resident. Make sure that all the fine print is understood before signing a contract and consult an elder law attorney if you have any questions.

Convenience services may include activities, transportation, emergency call systems, housekeeping, maintenance and meals in a communal dining room. Residents who need additional support may need to make their own arrangements for personal care, home health or other services.

Continuing Care Retirement Communities (CCRCs), usually licensed by the state, provide

all three levels of care (independent living, assisted living and nursing home care) in a single setting. CCRCs offer older adults long-term contracts that guarantee a place to live and access to specified personal and health care services.

They offer differing degrees of service, usually including a common dining room, exercise and activity areas, outdoor recreation and swimming pool.

New residents are expected to move into the community and be able to maintain an independent lifestyle and may be asked to pay a sizable entry fee plus monthly maintenance fees. There may be the option of a month-to-month rental arrangement, or to purchase and develop equity in the property. Depending on the contract, specified health services may be covered by the entry fee, included in the maintenance fees, or paid for at the time of need. The monthly fee may also cover meals, housekeeping, linen and personal laundry, utilities and other basic services.

*Elder law recommends carefully reading the retirement housing contract before signing.

- * - Apartments without services
- ⚙ - Apartments with services: housekeeping, laundry and meals
- ★ - Assisted living capabilities
- ▼ - Building with buy-in arrangement
- ✕ - Condominiums for purchase and some for rent

Asher Point 🌟

1111 S. 70th St., Lincoln, NE 68510
402-791-6721
asherpointlincoln.com
Number of units: 104
Age limit: 55 and over. * If two people 2nd person can be younger than 55.
Meals provided: Yes, three meals per day included in rent.
Garages and storage: Yes, monthly fees.
Emergency call system: Yes
Pets allowed: Yes, small dogs or cat.
Transportation provided.

Carriage Glen ▼

7005 Shamrock Road, Lincoln, NE 68506
402-484-5113
carriageglenoflincoln.com
Number of units: 51
Age limit: 55 and over
Meals provided: Optional; for a fee.
Garages: Yes, monthly fees.
Pets allowed: Yes, cats and dogs
Emergency call system: No

Chatelaine Residences

6201 Normal Blvd., Lincoln, NE 68506
402-486-4165
www.lincolnseniorlife.com
Number of units: 80
Age limit: 55 and over
Meals provided: No
Garages and storage: Yes, one space included.
Emergency call system: No
Pets allowed: Yes, small dog or cat.

Eastmont (CCRC) ▼★

6315 "O" St., Lincoln, NE 68510
402-489-6591
eastmontliving.com
Number of units: 173
Age limit: 55 and over
Meals provided: Yes, included in rent.
Garages and storage: Yes, monthly fees for garages.
Emergency call system: Yes
Entrance fee: Yes
Pets allowed: Yes

Gateway Vista (CCRC) ★

225 N. 56th St., Lincoln, NE 68504
402-464-6371
gatewayseniorliving.com
Number of units: 56
Age limit: 55 and over
Meals provided: Yes
Garages and storage: Yes, monthly fees.
Transportation (non-scheduled): Yes, for a fee.
Emergency call system: Yes
Pets allowed: Yes, small dog or cat with approval.

Grand Lodge ▼★

4400 S. 80th St., Lincoln, NE 68516
402-489-8003
immanuel.com
Number of units: 109
independent living
Meals provided: Yes, included in rent.
Garages and storage: Yes
Emergency call system: Yes
Entrance fee: Yes
Pets allowed: Bird, cat or small dog.

The Landing (CCRC) 🌟★

3500 Faulkner Drive, Lincoln, NE 68516
402-420-9355
www.immanuel.com
Number of units: 90 independent living
Age limit: 55 and over
Meals: Breakfast included plus one other daily meal.
Garages and storage: Yes
Emergency call system: Yes
Entrance fee: Yes
Pets allowed: Yes, cats or dogs with deposit.

The Legacy 🌟★

5600 Pioneers Blvd., Lincoln, NE 68506
402-436-3000
legacyretirement.com
Number of units: 131 independent living
Age limit: 55 and over
Meals provided: Yes, breakfast and dinner included lunch additional.
Garages and storage: Yes, monthly fees.
Emergency call system: Yes
Pets allowed: Yes, small dog or cat.

Legacy Estates 🌸★

7200 Van Dorn St., Lincoln, NE 68506
402-484-8888
legacyretirement.com
Number of units: 163 independent living
Age limit: 55 and over
Meals provided: Breakfast and dinner included.
Not lunch.
Garages and storage: Yes, monthly fees.
Emergency call system: Yes
Pets allowed: Yes, small dog or cat.

Legacy Terrace 🌸★

5700 Fremont St., Lincoln, NE 68507
402-464-5700
legacyretirement.com
Number of units: 141 independent living
Age limit: 55 and over
Meals provided: Breakfast and dinner included
lunch additional.
Garages: Yes
Emergency call system: Yes
Pets allowed: Yes, small dog or cat.

Pemberly Place 🌸

7655 Archer Place, Lincoln, NE 68516
402-413-9770
pemberlyplace.com
Number of units: 120 independent
Age limit: 55 and over
Storage and garage: Yes
Meals provided: Yes
Emergency calls: Yes
Pets allowed: With approval

The Residence at Gramercy 🌸★

6800 "A" St., Lincoln, NE 68510
402-483-1010
12oaks.net
Number of units: 69
Age limit: 55 and over
Meals provided: Yes, three meals provided daily,
plus snacks.
Garages and storage: Yes, monthly fees.
Emergency call system: No
Pets allowed: Yes, small dog or cat.

Savannah Pines 🌸

3900 Pine Lake Road, Lincoln, NE 68516
402-420-9900
rlcommunities.com
Number of units: 119 independent living
Age limit: 55 and over
Meals provided: Yes, three meals daily.
Garages and storage: Yes, monthly fees.
Laundry hook ups or facilities provided at no
cost.
Emergency call system: Yes
Pets allowed: Yes

Sunrise Gardens *

825 N. Cotner Blvd., Lincoln, NE 68505
531-500-3278
sunrisegardenslincoln.com
Number of units: 95
Age limit: 55 and over
Meals provided: No
Garages and storage: Yes, monthly fees.
Emergency call system: No
Pets allowed: Yes, small dog or cat.

Yankee Hill Village 🌸★

8401 S. 33rd St., Lincoln, NE 68516
402-489-0331
immanuel.com
Number of units: 46 independent living
Age limit: 55 and over
Pets allowed: Yes
Meals provided: Yes, two daily meals
Garages and storage: Yes, monthly fee for garage.
Emergency call system: Yes
Utilities: included, except cable and phone
Pets allowed: With approval
Senior Residences for Purchase

Senior Residences for Purchase

Autumn Wood ✕

27th and Folkways Blvd. to Folkways and Sea Mountain Road, Lincoln, NE 68521

402-434-0292 (Albers Company)

Unit individually owned.

Number of units: 280

Age limit: 55 and over

Meals provided: No

Garages: Yes – Storage: No

Emergency call system: No

Tax information: Homeowner pays property taxes.

Homeowner Association fees apply.

Pets allowed: Yes

Cotner Center Condominiums ✕

1540 N. Cotner Blvd., Lincoln, NE 68505

402- 466-2509

www.cotnercenter.com

Number of units: 101 condominiums

Age limit: 55 and over

Meals provided: Optional, fee applies. Garages and storage: Yes, depending on availability.

Emergency call system: No

Tax information: Homeowner pays property taxes.

Homeowner Association fees apply.

Pets allowed: Fish, small birds or service animal.

North Gate Garden Estates ✕

2425 Folkways Blvd., Lincoln, NE 68521

402-476-7385

www.northgategardenestates.org

Number of units: 140 condos, 52 townhomes

Age limit: 55 and over

Meals provided: No

Garages: Yes, condos have underground parking.

Townhomes have attached garages.

Storage: No

Emergency call system: No

Tax information: Homeowner pays property taxes.

Homeowner Association fees apply.

Pets allowed: Condominiums, cats only.

Townhomes, small dogs and cats.

Pioneer House ✕

1130 “H” St., Lincoln, NE 68508

402-441-5800 www.pioneerhouse.org

Unit individually owned.

Number of units: 52 condominiums

Age limit: 55 and over

Meals provided: No

Parking space: For a fee.

Storage: Yes

Emergency call system: No

Tax information: If not eligible for Homestead Tax Exemption, it will be added to monthly fee.

Pets allowed: No

Stonecliff Estates

5831 Enterprise Drive, Lincoln, NE 68521

402-483-2363

Number of units: 46 condominiums

Age limit: 55 and over

Meals provided: No

Garages and storage: Yes

Emergency call system: No

Tax information: Homeowner pays property taxes.

Homeowner Association fees apply.

Pets allowed: Yes

Van Dorn Villa ✕

3001 S. 51st St., Lincoln, NE 68506

402-489-3001

Number of units: 191 condominiums

Age limit: 55 and over

Meals provided: No

Garages and storage: Yes, monthly fees.

Emergency call system: No

Tax information: Homeowner pays property taxes.

Homeowner Association fees apply.

Pets allowed: Service or emotional support animals with approved documents.