NAKOMA LIFE
FREQUENTLY ASKED QUESTIONS

Here's information to get you started about living at Nakoma. Learn more by calling Dan Gallagher at 530-927-8104 or emailing **Sales@NakomaLife.com**.

WHERE IS NAKOMA?

Nakoma sits at the heart of the Lost Sierra 50 scenic miles north of Truckee/Interstate 80, and an hour northwest of Reno. The Nakoma community is set on 1,280 acres around a vibrant mountain resort that includes Altitude family recreation center, the Frank Lloyd Wright Lodge and our 18-hole championship golf course.

Surrounding Nakoma is the magnificent Lost Sierra, a vast region of soaring peaks, scenic rivers and alpine lakes. Whether it's hiking a section of the nearby Pacific Crest Trail, pedaling world-class singletrack on your mountain bike, paddling a serene lake or snowshoeing in the woods, Nakoma is your basecamp to the Lost Sierra.

WHAT DOES NAKOMA REAL ESTATE OFFER?

Nakoma Life offers modern mountain living options that fit every lifestyle, vision and budget. From spacious homesites to completed residences the value proposition of Nakoma is compelling. Nowhere in the Truckee-Tahoe region is there such opportunity to build your family legacy.

Ascend at Nakoma: In the mid- to upper-$700K range, the process is simple. Choose an Ascend homesite in the resort core, choose either a 1,200-, 1,800- or 2,700-sqft. floor plan and then watch your home's construction unfold.

Move-In Ready Homes: From new custom designs situated along our championship golf course to resale homes tucked in quiet corners of the community, Nakoma offers a variety of options at attainable price points. Ask the Nakoma Life sales team about what's available today.

Homesites: Average lot sizes are two acres at Nakoma, with mountaintop and riverview homesites up to 15 acres. Smaller parcels are available starting in the $60Ks. Work with Nakoma's inhouse design-build partner, North Sierra Homes, and realize value several hundred dollars less per square foot than in Truckee-Tahoe.

IS THERE RELIABLE INTERNET SO I CAN WORK REMOTELY?

Nakoma offers a gig-speed fiber-optic network to all homes & homesites in the community. Up to 1 GB/sec upload/download served by an underground network with in-home ONT providing WiFi, LAN, VOIP, IPTV connections.

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ARE THERE HOA & MEMBERSHIP FEES?

The Nakoma Community Association and the Community Services District serve property owners with road maintenance, snow removal, trail maintenance and water and sewer service respectively.

Membership is available to Nakoma property owners only, with the SocialPLUS plan offering access to Altitude recreation center and discounts at resort amenities. Please contact the Nakoma Life Sales Team for the most current cost breakdowns on community fees and Nakoma Membership.

CAN I RENT MY NEW HOME SHORT TERM?

Yes! If you don't plan on living in your Ascend residence or your custom home year round, place it in the resort-managed Vacation Home Rental Program and earn income when you are away. Nakoma is a destination wedding venue and site for corporate retreats, so there is demand for lodging in addition to the Inn at Nakoma.

WILL I BE ABLE TO GET INSURANCE?

Insurance costs vary by providers, however, our clients have all been able to insure their homes and property at Nakoma.

WHAT IS ACCESS TO HEALTHCARE NEAR NAKOMA?

Eastern Plumas Health Care operates a critical access hospital in Portola, 10 minutes from Nakoma. EPHC has provided comprehensive medical services since 1971, including a 24-hour physician staffed ER, ambulance service, primary care medical clinics and a wide variety of specialists.

Contact Dan Gallagherwith any other questions about Nakoma and the Lost Sierra!
530-927-8104 | Sales@NakomaLife.com