

Spring Valley Village Offers Model Homes for Sale

Spring Valley Village has several model homes for sale for immediate delivery. The model homes are the most popular floor plans they offer and have one or two car garages along with some of the more popular options offered at Spring Valley Village says Craig Stevens, sales manager at Spring Valley Village. Several of the locations back up to open space and/or have a great back yard for privacy. Custom ranch homes built to a customer's own color and design choices can also be built on select lots.

Spring Valley Village is an attractive adult 55+ community of ranch homes with prices from \$264,900. This low-maintenance community offers many options as standard and welcomes design ideas to accommodate special needs.

Home features include one-level ranch-style floorplans; two or three bedrooms; two full baths; warm gas heat; central air; one, two or three car garages; gas fireplaces; kitchen appliances, and much more.

"Customizing is not only welcome, it's encouraged," says Stevens. "We meet with customers individually to design their homes and make suggestions on how to make their new home fit their lifestyle. With our 'no pressure' sales approach, customers learn quickly that they can move at their own pace without fear of being 'pushed' to move faster than they desire."

"With our flexibility with design modifications, customers can design a home that will lend itself to the setting they select for their new home," says Craig Stevens. "Our motto is, 'if you don't see it, ask, and we will probably be

able to accommodate your request."

"The Princeton model continues to be a huge hit with our customers," comments Stevens. "With its two bedrooms, two baths, living room, dining room, open floor plan as well as covered porch and garage, the home gives the buyer everything they need at a great price of only \$264,900!"

Spring Valley Village also offers a 7,700 square-foot state-of-the-art clubhouse, which features a large fitness center complete with treadmills and other aerobic equipment as well as weight-training equipment and game rooms.

The exercise area is fully equipped with TV monitors to view during your workout and features men's and women's locker rooms.

The clubhouse also includes a billiards room, library, card room, arts and crafts rooms, service kitchen, elevator and grand room for large social gatherings. The building is handicap accessible and has a large outdoor patio as well. "This is truly one of the nicest clubhouses in the area," says Stevens.

Model homes are available to preview by appointment only. For more information about **Spring Valley Village** in Bechtelsville, please call **866-274-0990** or visit www.springvalleyvillage.com.



Special Advertising Section

SPRING VALLEY VILLAGE

MODERN HOMES, INC.

Model Homes Available for Immediate Delivery BY APPOINTMENT ONLY



55+ Community *FEATURING*

- New Home Designs • Decorated Models to Preview
- Clubhouse and Fitness Center • Maintenance Free Grounds
- Ranch Style Homes w/ Garages • No Closing Costs

Home Prices start at \$264,900

Call 866-274-0990 for Appointment Details

For GPS: Use 67 Stauffer Rd, Bechtelsville, PA 19505

springvalleyvillage.com

Keeping Seniors Safe Online

As the number of seniors that are online increases, scammers are more prolific than ever. Phishing email scams, fake shopping websites, romance scams, and identity theft are just a few of the threats lurking behind our screens.

Cyber criminals often target seniors with texts or emails to trick them into providing sensitive information. These emails appear to come from official sources, like financial institutions or legitimate companies. Beware of messages asking you to send money via gift cards or verify your bank information or login credentials. When in doubt, call the institution to verify whether a message is legitimate.

Romance scams occur when scammers adopt a fake online identity to gain a victim's affection and trust. They prey on seniors looking to connect with someone. The emotional harm to the victim can be even more painful than the monetary loss. Scammers may request favors before asking for money. If the victim does send money, the scammer will keep asking for more. If you suspect a romance scam, stop communicating immediately, talk to someone you trust, and if you paid the scammer with a gift card, wire transfer, or credit/debit card, contact the financial institution immediately. Contact the FTC at ReportFraud.ftc.gov and notify the social networking

site/app where you met the scammer.

Scammers use email greeting card scams to inject malware and harvest users' data. When you open the email and click on the e-card, malicious software will install on your operating system, causing pop-ups ads or unexpected windows on your screen. Before opening an e-greeting message, check with loved ones and verify who sent the e-card.

For online shopping, be cautious about the sites you visit and links you click. Many websites provide false information and redirect you to malicious links, giving hackers access to your valuable information.

Here are additional Internet safety tips:

1. Limit the personal information you share.
2. Shop on secure sites that have an address that starts with https: (the s stands for secure).
3. Be careful of what you download. Cybercriminals want you to download their malware—programs or apps that try to steal information.
4. Create strong passwords with a mix of letters and characters.
5. Be careful who you communicate with online and think twice before sending money or gift cards.
6. Keep your malware and antivirus programs up to date.



NOVA Victim Advocate Liam Crowley talked to seniors about scams and how to protect themselves online. (Photo courtesy of the Bucks County District Attorney's Office)

The Internet can be a scary place with many threats to vulnerable populations. NOVA, Bucks County's comprehensive Victim Service Agency, offers age-appropriate and interactive educational programs to teach people of all ages how to be safe online.

If you have been the victim of an Internet scam, NOVA can help. Please call our 24-7 Helpline at 800-675-6900 for assistance, or use our chat and text lines at www.novabucks.org.