



EXPERIENCE THE BEACHWALK LIFESTYLE

## Welcome to Beachwalk

A premier community in St. Johns where everyday living feels like a vacation. Centered around a stunning Crystal Lagoon, residents enjoy a private waterfront, a members-only restaurant and bar, three pristine beaches, resort-style amenities, and exclusive social events designed to create a truly unparalleled lifestyle.

At Beachwalk, there's always something happening—from lively social gatherings to exclusive resident-only events. Whether it's live music by the lagoon, wine tastings, or wellness activities, our community thrives on connection and entertainment. Join our Beachwalk Members Facebook Page to stay updated on monthly events and never miss out on the excitement!



100 Beachwalk Club Drive. St. Johns, FL (904) 506-4900



# RESIDENTIAL MEMBERSHIPS

## CRYSTAL HOMEOWNER MEMBERSHIP

Mandatory Membership  
Access to All Three Beaches  
(North Beach, West Beach, and East Beach)  
Swim-Up Bar, Slides, Paddleboards, and Kayaks

### Full Club House Access Including:

- TPC Putting Green
- Dog Splash Parks
- Fitness Center with Kids Club
- Clubhouse Dining
- Six Har-Tru Tennis Courts
- Seasonal Water Aerobics
- Member-Exclusive Social Events
- Ability to Transfer Membership Privileges To Their Tenants

### 2025 DUES AND FEES:

\$5000 One-Time Initiation Fee  
\$315 Monthly Dues\*

## TOWNHOME HOMEOWNER MEMBERSHIP

Mandatory Membership  
Access to All Three Beaches  
(North Beach, West Beach, and East Beach)  
Swim-Up Bar, Slides, Paddleboards, and Kayaks

### Full Club House Access Including:

- TPC Putting Green
- Dog Splash Parks
- Fitness Center with Kids Club
- Clubhouse Dining
- Six Har-Tru Tennis Courts
- Seasonal Water Aerobics
- Member-Exclusive Social Events

### 2025 DUES AND FEES:

\$3750 One-Time Initiation Fee  
\$201.60 Monthly Dues\*

\*Membership dues are re-evaluated annually, values for the monthly dues are subject to change.  
HOA and CDD Fees are separate to club dues and fees.





1. Beachwalk Club
2. Atlantica Isles
3. The Reef
4. Grand Isles
5. Dorado
6. The Cove
7. Seaside Estates

## HOA Information

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### Grand Isles, The Reef, Seaside Estates, The Cove, & Atlantica Isles:

TPAM Property Management  
Eddie Pustynovich - CAM  
100 SR 13 N. Suite A  
St. Johns, FL 32259  
(904) 295-3921  
e.pustynovich@tpam.biz  
customerservice@tpam.biz

### Dorado:

Vesta Property Management  
Danica Waytowich - LCAM  
200 Business Park Circle Suite 101  
St. Augustine FL, 32095  
(904) 747-0181 Ext: 298  
waytowich@vestapropertyservices.com