



SENIOR LIVING, REDEFINED

Imagine living in a place where people know your name – and more. It's where peers understand you, new friends embrace you, and a whole community supports your interests and needs. Award-winning Watermark Retirement Communities elevates senior living to create an environment of joy, learning, and discovery. Among its newest communities, The Sky Bridge at Town Center in dynamic Upper Marlboro offers stunning residences for active 55+ adults and new residences with life-enriching opportunities for seniors in Independent Living, Assisted Living, and Memory Care, assuring continuity of care for confidence and peace of mind.

The Watermark difference is not just about where you live – it's how you thrive. It's an environment enhanced with countless opportunities to help you grow, explore, and feel your best every day.

We are not what you'd expect and that's precisely the point.

YOUR LIFE, YOUR WAY

The minute you move in, you're free from the tired, old chores – no more dishes! – and do only what you want. Craft each day to include the experiences and people you enjoy. Meet friends for a chef-made meal at one of five dining venues. Choose from a roster of engaging classes, fitness opportunities, social events, and favorite pursuits right where you live. And when you feel like stepping out? You'll love the easy access to dining, shopping, entertainment, and Washington, D.C., which is less than five miles away.

Gracious living is the start. Thriving is the goal.









AMENITIES AND SERVICES THAT MAKE LIFE GREAT

At The Sky Bridge at Town Center, having such a wide range of amenities and services at your disposal means you can relax, explore, and spend free time any way you like. You might meet friends for a game of bocce ball in the courtyard, or take in the view from the Sky Deck. Get a muscle-melting massage, then have your nails perfected at the Indulge salon. For outings and errands, let us do the driving. We offer transportation to and from shops, appointments, and social or cultural events.

You'll wish you moved here sooner!

Indulge, a full-service beauty salon and barber shop

The Screening Room

Courtyard with dining

Vitality Health and Wellness Center

Putting green

Bocce ball

Move-in coordination service

Scheduled local transportation services

WHOLE-YOU WELLNESS

Balancing mind, body, and spirit is essential to well-being. We add community to that formula, along with surprises and possibilities that make life a pleasure. Embrace your passions every day, and try new things from our well-rounded calendar of programs, outings, events, and Watermark University classes.

Stimulate your mind in *Music and Movement* or African-American studies, bring a new recipe to life in *Creative Cuisine*, tap into artistic talent in *The Artist Within*, strengthen your body with *Chair Yoga*, or explore the Grand Canyon with a thrilling EngageVR (virtual reality) experience. With dozens of classes taught by residents, associates, and professional partners, you'll always find meaningful ways to connect, explore, grow, and learn.

Discover new interests and explore what inspires you.

Ceramics

Brain Games

Sports Talk

Floral Design

Historians' Circle

Chef Demonstrations

Mindful Meditation

Cake Decorating

Wellness Round Table

Whimsical Watercolors



STYLISH 55+ LIVING AT THE ARCH

Active adults find everything they need for gracious living on their own at The Arch. Choose from 64 modern apartments ranging in size from 550 to 1,150 square feet. Wide-ranging floor plans include: studio; one-bedroom; one-bedroom with den; two-bedroom; and two-bedroom, two-bathroom selections. Modern kitchens feature upgraded energy-efficient appliances and, in most apartments, a fully functional island with sink and seating. Bathrooms feature upgraded fixtures and some residences offer full tubs. Laundry is en-suite. The Arch offers two stunning, elevated common areas with great views of Upper Marlboro, as well as priority access to many of the amenities at its sister community, The Parc.

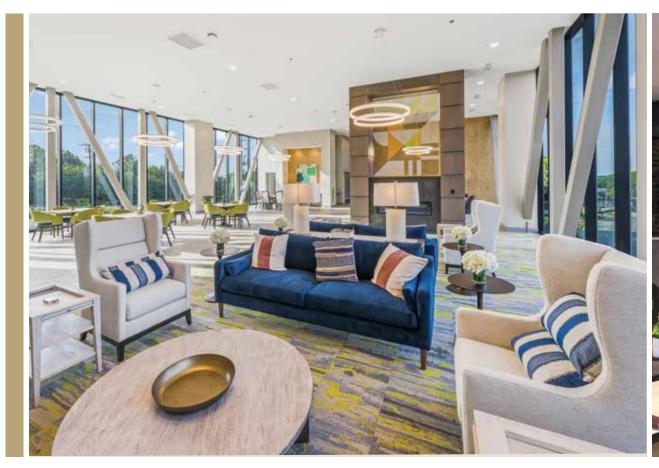
Every residence comes with high-end finishes throughout. You add the decorative touches, photos, personal flair, and warm feelings to create the home you love.

INDEPENDENT LIVING AT THE PARC

Had enough of the headaches of home maintenance, countless bills to pay, and endless errands? Trade them in for an extraordinary lifestyle. Enjoy the fun side of life in a lively community filled with attentive associates who love to exceed your expectations. You'll wake each morning with a warm community to greet you and endless possibilities ahead.

With a variety of bright and spacious one-bedroom, two-bedroom, and three-bedroom residences to choose from, you'll find the right space to call home. When you're ready to move, take advantage of our move-in coordination professionals who are ready to help you navigate the whole process. If you'd like a helping hand now and then, you can request personalized services delivered right to your door.

We take care of everything so you can thrive.









AN OPTION FOR EVERY APPETITE

We make sure you have dining choices for any mood or occasion. Meet friends for at the **Gallery Café** for light fare and on-the-go choices. Enjoy roasted meats, fish, and flatbreads at **The Central**, with its stone hearth oven. Feeling swank? Go glam at **The Mark** for fine dining featuring steaks, chops, wines, and decadent desserts. When you crave traditional pub fare, you'll love **The W Lounge**. And it's always a good time for comfortable, full-service breakfast, lunch, and dinner at **Seasons**.

At every venue, savor cuisine prepared by skilled chefs and served by friendly associates who pay attention to the details. If cooking is your passion, don't miss cooking demos with our top pros.

Special challenges? If you or your loved one faces cognitive or neuromuscular challenges, explore our signature Gourmet Bites dining program, and enjoy your favorite foods without assistance, utensils, or distractions.

Menus featuring fresh, local ingredients

Private dining room for entertaining

Catering services

Meal delivery available

ASSISTED LIVING WITH A DIFFERENCE

Our vibrant neighborhood is where customized care, one-on-one support, independence, and peace of mind live in perfect harmony. Discover a variety of wellness options and benefits tailored to meet your needs. From simple daily living routines to more comprehensive wellness plans, we'll help you feel centered, connected, and supported. Your health, dignity, and well-being are at the heart of all we do. Whatever makes you happy is what we'll make happen.

Catered living and curated care.

A NEW KIND OF MEMORY CARE

Whether you or a loved one is experiencing mild cognitive impairment, Alzheimer's disease, or another form of dementia, we're here for you and your family every step of the way. Our warm and welcoming Memory Care neighborhood, centered on a large and secure outdoor courtyard, presents a positive, safe, and understanding environment that inspires a sense of connection, longevity, and well-being. Specially trained and certified universal caregivers known as *Nayas* offer customized care and one-on-one support 24/7. We consider each individual's life experiences, preferences, and needs in everything we do.

Challenging traditional assumptions about what's possible.



Watermark creates extraordinary communities where people thrive. We believe aging is about renewal rather than retirement. Watermark communities are known for highly trained and caring associates, a lifestyle built on choice, fine amenities, integrative wellness, and innovative programs including the award-winning Watermark University featuring a wide variety of engaging classes for residents and area seniors.

Watermark has been named in the top 25 Best Workplaces for Aging Services in a national program conducted by the Great Place to Work Institute and published on Fortune.com. A privately held company with a reputation for more than 30 years for service, innovation, integrity, and financial stability, Watermark manages more than 65 retirement communities coast to coast. Based in Tucson, Arizona, Watermark is ranked as the nation's ninth-leading senior housing operator by the American Seniors Housing Association.

VISIT WATERMARKCOMMUNITIES.COM FOR MORE INFORMATION.











THE PARC COMMUNITY (UNDER CONSTRUCTION):

360 Sky Bridge Drive Upper Marlboro, MD 20774

THE ARCH COMMUNITY:

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240-545-8080

sky bridge town center. water mark communities. com