

General Inquiry Document

Current as at: July 2019

This general inquiry document is required to be given to you as a prospective resident or as a person acting on behalf of a prospective resident.

VILLAGE DETAILS

Name of retirement village:

Amaroo Self Care Units

Street Address:

39-45 Davis St, Berrigan
NSW 2712

website:

www.amaroo.org.au

Residency in this village is available under

strata title

community title

other [specify]
.....

leasehold

rental only

non-registered lease/
license

company title

MANAGEMENT DETAILS

Name of operator:

Berrigan & District Aged Care
Association Limited

**How many retirement
villages do we operate in
NSW? One**

**We have operated retirement
villages in NSW since:**
1 May 2003

Are we a member of any industry association? Yes No

If Yes, name of association: Aged & Community Services NSW & ACT

Contact person for further information about the village

Name: Andrea O'Neill

Phone: 03 5885 2731

Position: General Manager

Email: andrea@amaroo.org.au

ACCOMODATION DETAILS

Has contruction/development of the village been completed? Yes No

There are currently/planned to be 26 residential premises in the village, made up of:

x bedsitters

24 x 2 br premises

other [specify]
.....

x 1 br premises

2 x 3 br premises

The residential premises in the village are:

Self-care premises/Independent Living Units Single Storey and/or

Serviced apartments/Assisted Care Units Multi-storey

Is there a residential aged care facility onsite or attached? Yes No

Note: Aged care facilities are not covered by the Retirement Villages Act 1999 (NSW). Entry is not guaranteed and will be subject to availability and meeting the eligibility requirements set by Commonwealth government laws.

FINANCIAL MATTERS

The asking price to enter the village is currently:

\$..... or ranges from \$180,000 to \$230,000.

The amount of recurrent charges payable to live in the village is currently:

\$..... per or ranges from \$343.65 to \$411.24.

Do residents pay a departure fee when they leave? Yes No

Do residents share in any capital gains? Yes No
(Other fees and charges may apply)

VILLAGE FACILITIES AND SERVICES

Facilities and services available at the village include:

- | | | |
|---|--|---|
| <input type="checkbox"/> on-site manager | <input type="checkbox"/> arts and crafts room | <input type="checkbox"/> chapel/prayer room |
| <input checked="" type="checkbox"/> village bus | <input type="checkbox"/> non-registered | <input type="checkbox"/> workshop |
| <input checked="" type="checkbox"/> emergency call system | <input type="checkbox"/> medical consultation room | <input type="checkbox"/> storage area for boats/caravans |
| <input type="checkbox"/> restaurant | <input type="checkbox"/> visiting hairdresser | <input checked="" type="checkbox"/> optional services (e.g. meals, laundry and home cleaning) |
| <input type="checkbox"/> dining room | <input type="checkbox"/> swimming pool | |
| <input type="checkbox"/> shop | <input type="checkbox"/> tennis court | <input checked="" type="checkbox"/> Other: gardener & handy man |
| <input type="checkbox"/> library | <input type="checkbox"/> bowling green | |
| <input type="checkbox"/> community room/centre | <input type="checkbox"/> gym | |

VILLAGE LIFE

Is there a residential aged care facility onsite or attached? Yes* No

Can residents do their own gardening Yes* No

Are there organised social activities in the village? Yes* No

Does the village have a residents committee? Yes* No

If Yes, name of secretary or chairperson:

Phone number or email

* Conditions and restrictions may apply

MORE INFORMATION

This document gives a basic explanation about the village. It contains general information only and may be subject to change. If there are village rules in force in the village, a copy of the village rules can be requested from the operator of the village. You should also read the NSW Fair Trading publication **Moving into a retirement village?** which gives an overview of the retirement village industry and contains a useful checklist for prospective residents. For more information on your rights and responsibilities, contact Fair Trading by visiting www.fairtrading.nsw.gov.au or calling 13 32 20. A disclosure statement and village contract will provide you with more information should you decide to become a resident.