



CALL 1300 452 732

74 Numurkah Road, Shepparton

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Your home, your way. Unique opportunity in Shepparton for individuals seeking their own space and flexible support options.

These brand-new villas are designed to High Physical Support standard but we are looking for people with any level of SDA eligibility seeking the freedom to live independently.

Each tenant enjoys a master bedroom with a built-in robe, fully accessible bathroom and a European laundry. The three villas boast open-plan living areas that include a kitchen and meals space, leading to a private outdoor entertainment area. Year-round comfort is ensured with split system heating and cooling.

Accessibility enhancements include provisions for a hoist, the latest in assistive technology, a 2-hour backup power supply, and a private space provided for on-site support worker.

To help support you to move into your own home Guardian Living will also offer electrical goods such as TV, fridge, washer and dryer and contribute to move in costs and furniture.

PROPERTY INFORMATION

Eligibility: NDIS participant eligible for SDA funding

Property type: 3 Villas

Inspect: Personal walkthrough by appointment

SDA funding required: \$53,000 per annum minimum

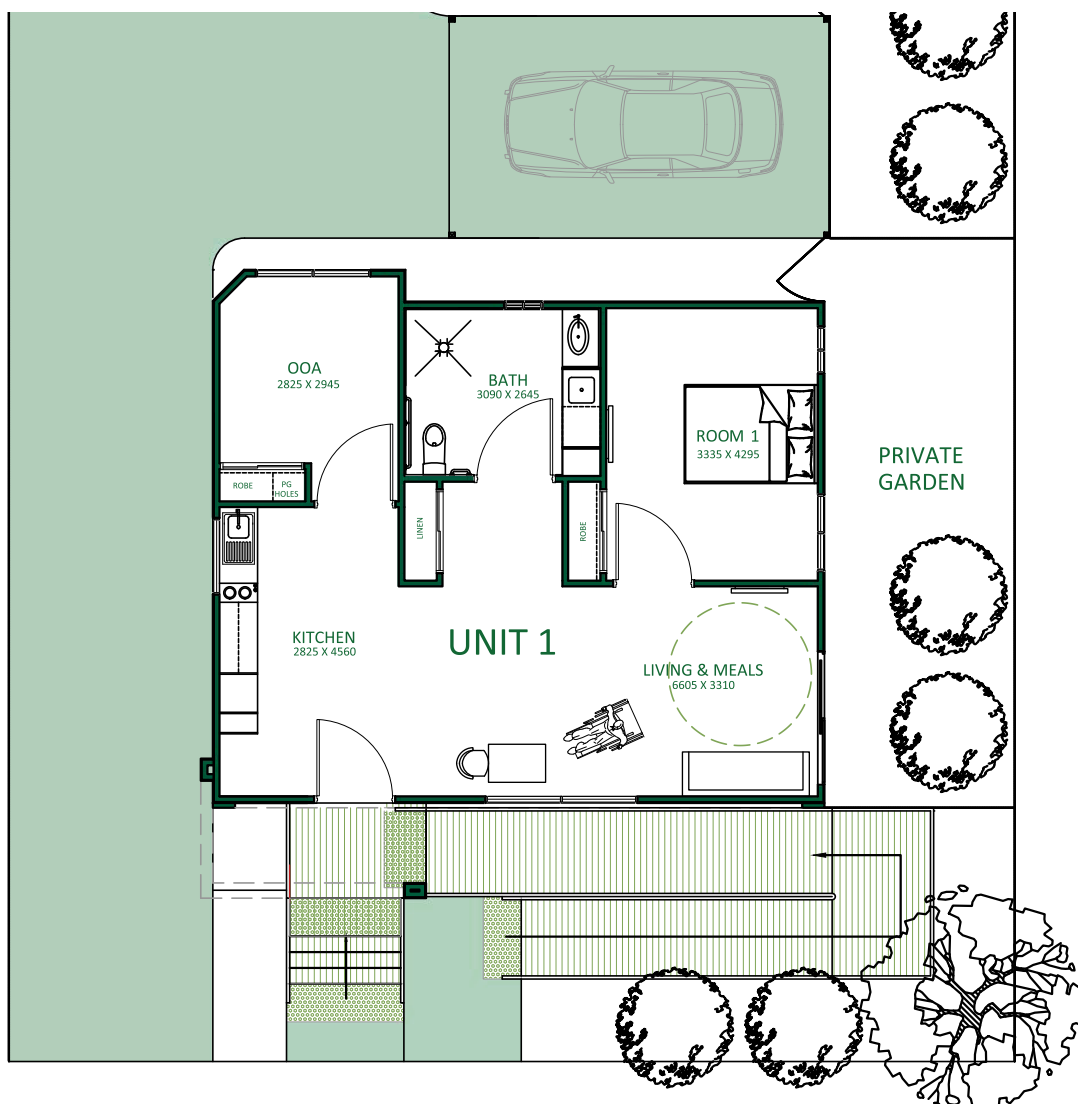
Rent: \$227 per week

SDA design standard: High Physical Support

PROPERTY FEATURES

- › Open-plan living, kitchen and meals
- › Private outdoor entertainment
- › Secure entry
- › Master SDA bedrooms with built-in robes
- › Full access bathroom
- › Split system heating and cooling
- › Well-appointed kitchen
- › Provision for hoist and assistive technology

FLOORPLAN



*Floor plan may vary slightly for each villa



Onsite Overnight Assistance will be provided by Aruma.

LOCAL INFORMATION

The villas are conveniently located within a five-minute walk of both Goulburn Valley Health and the Shepparton Sporting Precinct. Additionally, the town centre, main shopping district, and train station are just a brief five-minute drive away, making this an ideally situated property for those seeking both convenience and quality of life.

Also situated in the town centre are the Goulburn Ovens Institute of TAFE and La Trobe University.

