



CALL 1300 452 732

## 2 Prominent Road, Diggers Rest

A perfect blend of comfort, privacy and support!

Each tenant will have:

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This modern one-bedroom villa plus OOA offers the perfect balance of independence and support. Designed for privacy, accessibility and comfort, it provides a secure and welcoming environment.

The modern kitchen is well-equipped with ample storage and quality fixtures and finishes for everyday convenience. The open-plan living area flows to a private outdoor space, perfect for relaxing or enjoying the fresh air. A peaceful, landscaped courtyard makes for an enhanced outdoor living experience.

Equipped with smart home automation, solar panels and advanced communication systems, the villa is also energy-efficient and convenient.

Guardian Living is offering **one-month free rent**, essential appliances, including a TV, fridge, washer, and dryer, as well as contributions towards move-in costs and furniture, to make your transition seamless.

### PROPERTY INFORMATION

**Eligibility:** NDIS participant eligible for SDA funding

**Property type:** Villa

**Inspect:** Personal walkthrough by appointment

**SDA funding required:** Negotiable

**Rent:** 25% of DSP, 25% of pension supplement and 100% of Commonwealth Rental Assistance

**SDA design standard:** Robust

**SIL support provided:** Yes

### PROPERTY FEATURES

- › SDA bedroom with built-in robes
- › High-quality build with premium fixtures and fittings
- › Private courtyard, garage and additional parking
- › Solar panels for energy efficiency
- › Split system heating and cooling
- › Assistive technology and 2 hour backup power supply

## FLOORPLAN

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## LOCAL INFORMATION

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Prominent Road in Diggers Rest offers a quiet, community-oriented setting with easy access to essential services and everyday conveniences. Local shops and supermarkets are close by, making it simple to pick up groceries or enjoy a meal at a nearby café or takeaway. Healthcare needs are well supported with medical centres and pharmacies in the area, and larger hospitals are within a short drive.

Public transport is easily accessible, with nearby bus stops and the Diggers Rest Train Station providing smooth connections to Melbourne and neighbouring suburbs.

Green spaces and local parks are ideal for relaxed time outdoors. Community centres nearby host inclusive programs and services for people of all ages and abilities. With its focus on convenience, safety and connection, Prominent Road is well suited to residents seeking a comfortable lifestyle.

