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## DAFFODIL TWIN SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Twin Suites

The Twin Suites are in Daffodil and include D01-D07 and D09-D15. Each suite provides accommodation for a maximum of two people. The part room/s are between 13.7 – 16.0m<sup>2</sup>. in size. The suite/s are of high quality and style with quality fittings and features. The high quality is demonstrated by the high degree of customisation and superior finishes. The suite/s are contemporary style and have air conditioning and a shared ensuite.

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens Daffodil residents have an intimate dining room for social interaction, small and intimate sitting areas and quality designed suites with ensuites.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## DAFFODIL TWIN SUITE - KEY FEATURES STATEMENT

### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Twin Suites - Maximum Refundable Accommodation Deposit (RAD): \$375,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD): \$300,000

Plus

Daily Accommodation Payment (DAP): \$11.38





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## CLASSIC DAFFODIL SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

The Classic Daffodil Suites are D08 and D16. Each suite provides accommodation for a maximum of one person. The suite/s are of high quality and style with quality fittings and features. The high quality is demonstrated by the high degree of customisation and superior finishes. The suite/s are contemporary style, very private and have extra-large wardrobe space, individual air conditioning controls and a private ensuite. D16 has access to a courtyard garden.

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All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## CLASSIC DAFFODIL SUITE - KEY FEATURES STATEMENT

### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Classic Daffodil Suite - Maximum Refundable Accommodation Deposit (RAD): \$700,000

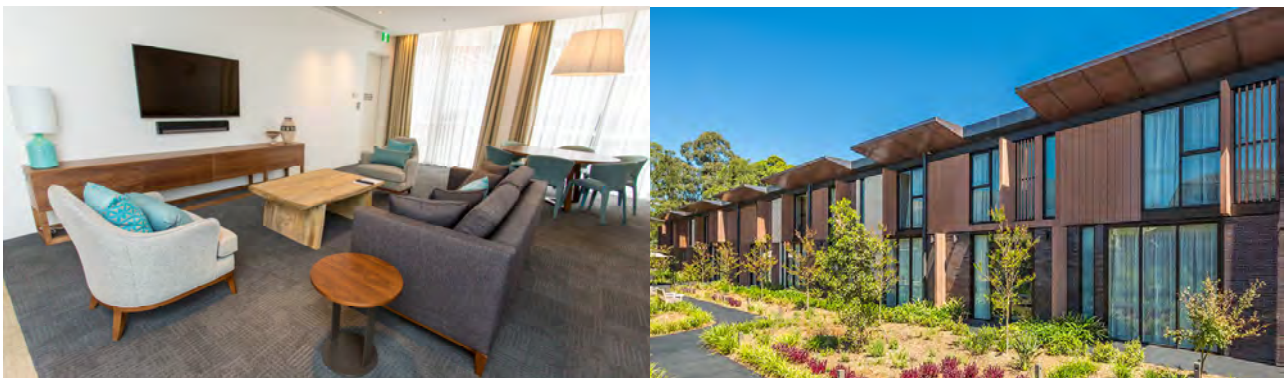
#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD): \$560,000

Plus

Daily Accommodation Payment (DAP): \$21.25





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## CLASSIC DEMENTIA SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

The Classic Dementia Suites are C01-C16. Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have extra-large wardrobe space, television, individual air conditioning controls and a private ensuite. Each suite provides accommodation for a maximum of one person.

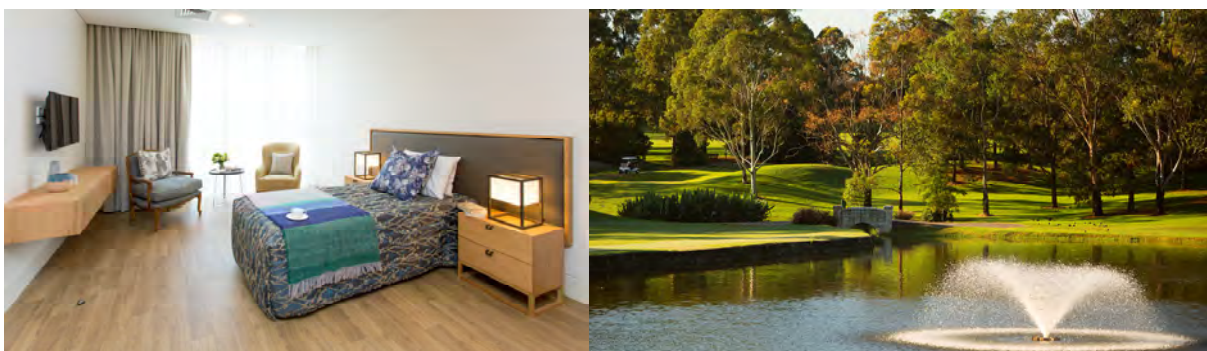
### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens. Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*. The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## CLASSIC DEMENTIA SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Classic Dementia Suites - Maximum Refundable Accommodation Deposit (RAD):           \$624,309

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

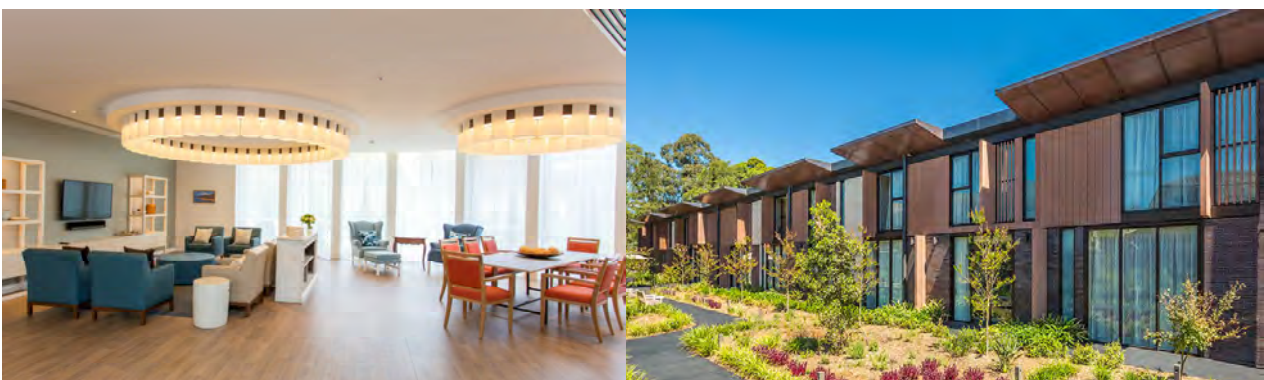
Refundable Accommodation Deposit (RAD):           \$499,447

Plus

Daily Accommodation Payment (DAP):               \$18.95

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## CLASSIC SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. Each suite provides accommodation for one person. The suite/s are contemporary style, very private and have extra-large wardrobe space, kitchenette, bar fridge, television, individual air conditioning controls and a private ensuite. Each suite provides accommodation for a maximum of one person. Specific size of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)
G01	31.4
J01	30.4
J11	29.9
J12	29.7
J14	30.0
J15	30.5
F01	31.6
F02	31.8
F03	28.4
F05	28.5
F07	28.5
F09	28.6
F11	30.1
F13	29.9
M03	30.0
M04	29.4
M06	28.9
M08	29.9
M12	30.2
M14	29.9
M16	29.8





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## CLASSIC SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

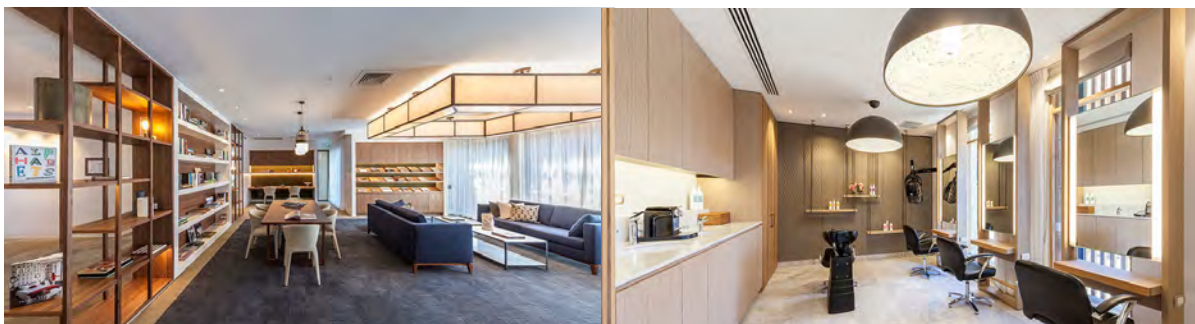
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.







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## CLASSIC SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Classic Suites - Maximum Refundable Accommodation Deposit (RAD): \$750,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

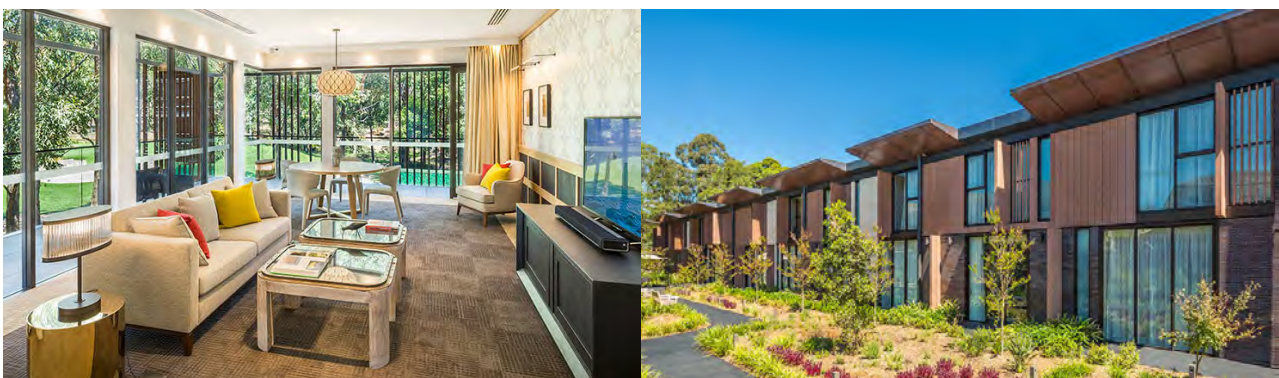
Refundable Accommodation Deposit (RAD):           \$600,000

Plus

Daily Accommodation Payment (DAP):           \$22.77

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## JULIET BALCONY SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. Each suite provides accommodation for one person. The suite/s are contemporary style, very private and have extra-large wardrobe space, kitchenette, bar fridge, television, individual air conditioning controls, a Juliet balcony and a private ensuite. Each suite provides accommodation for a maximum of one person.

Specific size of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)
G06	29.8
G08	30.4
J03	30.3
J05	29.9
J06	30.1
J07	30.2
J08	30.1
J09	30.2
J10	29.9
J17	29.4
J19	30.3





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## JULIET BALCONY SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

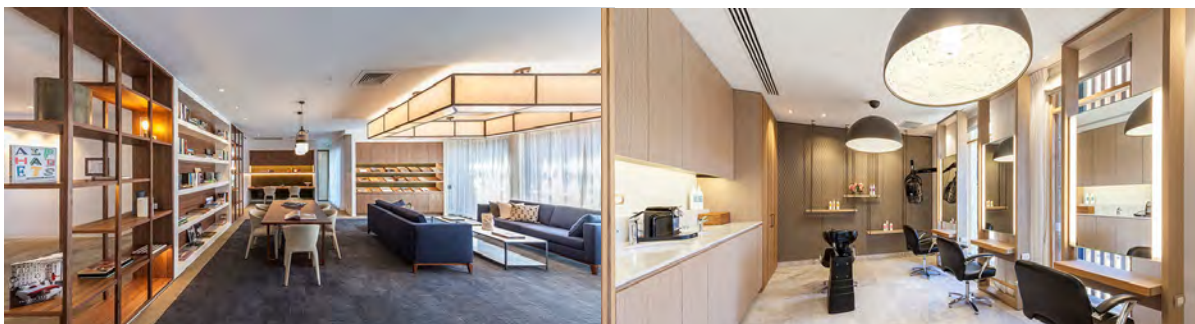
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## JULIET BALCONY SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Juliet Balcony Suites - Maximum Refundable Accommodation Deposit (RAD): \$860,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD): \$688,000

Plus

Daily Accommodation Payment (DAP): \$26.11

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## BALCONY SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have extra-large wardrobe space, kitchenette, bar fridge, television, individual air conditioning controls, a private balcony (except for G02, G04 and J16 which have shared balconies) and a private ensuite. Each suite provides accommodation for a maximum of one person.

Specific size of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)	Balcony size m <sup>2</sup>
F04	29.5	4.3
F06	29.5	5.5
F08	30.0	5.5
F10	30.3	4.3
G02	28.7	4.5 (shared)
G03	29.1	7.0
G04	29.2	4.5 (shared)
G05	29.2	7.1
G07	30.0	4.7
G09	28.7	7.1
G11	29.0	7.1
J02	30.3	2.5
J04	29.8	2.5
J16	30.0	6.2 (shared)
M05	29.8	6.5
M07	29.7	4.4
M09	30.1	6.6
M11	29.7	6.5
M13	29.7	4.2
M15	29.3	6.4



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## BALCONY SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

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Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## BALCONY SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Balcony Suites - Maximum Refundable Accommodation Deposit (RAD):                   \$950,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):                   \$760,000

Plus

Daily Accommodation Payment (DAP):                   \$28.84

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## GARDEN SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have extra-large wardrobe space, kitchenette, bar fridge, television, individual air conditioning controls, a garden courtyard of approximately 4m<sup>2</sup> and a private ensuite. Each suite provides accommodation for a maximum of one person.

Specific size of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)
A01	31.8
A02	31.4
A03	28.2
A04	29.1
A05	28.9
A06	29.0
A07	28.3
A08	30.1
A09	28.4
A10	30.0
A11	30.0
A13	29.8
B01	31.4
B02	28.5
B03	29.3
B04	29.1
B05	28.9
B06	30.1
B07	30.2
B08	30.2
B09	28.6
B11	28.8





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## GARDEN SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

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The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## GARDEN SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Garden Suites - Maximum Refundable Accommodation Deposit (RAD): \$990,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

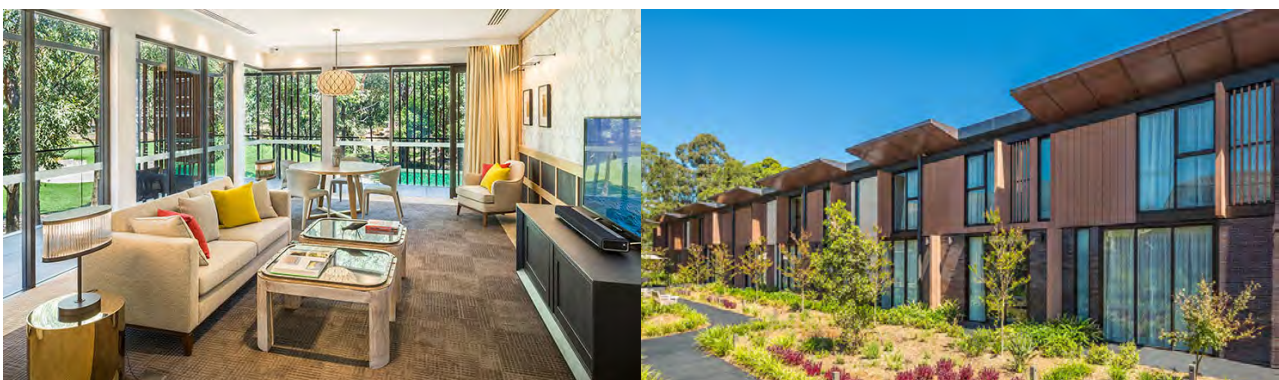
Refundable Accommodation Deposit (RAD):           \$792,000

Plus

Daily Accommodation Payment (DAP):           \$30.05

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## SUPERIOR SUITE - KEY FEATURES STATEMENT

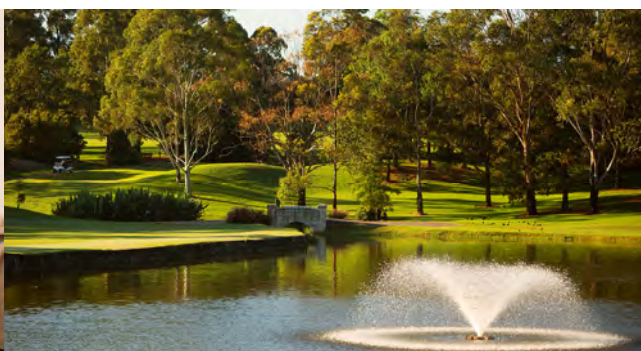
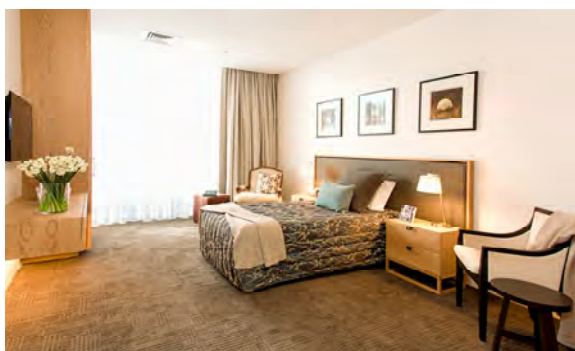
### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private, large and have extra-large wardrobe space, kitchenette, bar fridge, television, individual air conditioning controls and a private ensuite. Each suite provides accommodation for a maximum of one person.

Specific size and features of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)	Feature
A12	37.0	Garden Courtyard (5.1m <sup>2</sup> )
A15	33.9	Garden Courtyard (4.8m <sup>2</sup> )
B10	33.6	Garden Courtyard (5.7m <sup>2</sup> )
B13	37.5	Garden Courtyard (4.8m <sup>2</sup> )
F12	37.1	Balcony (8.8m <sup>2</sup> )
F15	32.9	North Facing
G10	32.7	Juliet Balcony
G13	37.4	Balcony (6.1m <sup>2</sup> )
J13	35.5	Juliet Balcony
J18	35.9	Balcony (6.2m <sup>2</sup> ) (Shared)
M01	30.8	Balcony (7.7m <sup>2</sup> )
M02	36.2	Extra Large
M10	36.9	Balcony (9.0m <sup>2</sup> )
M17	29.2	Balcony (2.7m <sup>2</sup> )





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## SUPERIOR SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

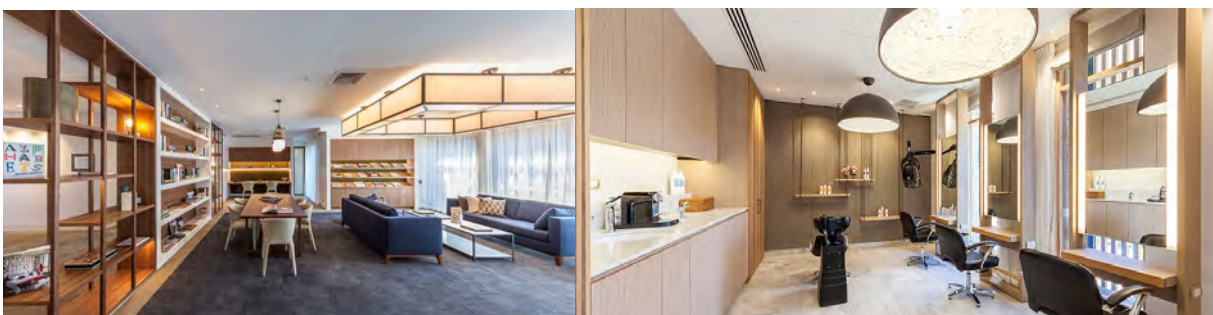
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## SUPERIOR SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Superior Suites - Maximum Refundable Accommodation Deposit (RAD):           \$1,200,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):           \$960,000

Plus

Daily Accommodation Payment (DAP):               \$36.43

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## GRAND SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Private Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have a separate lounge area, extra-large wardrobe space, kitchenette, bar fridge, two televisions, individual air conditioning controls and a private ensuite. Each suite provides accommodation for a maximum of one person.

Specific size and feature of each suite:

Suite	Size m <sup>2</sup> (including private ensuite)	Feature
A14	42.0	Garden Courtyard (7.0m <sup>2</sup> )
A16	41.1	Garden Courtyard (7.2m <sup>2</sup> )
A17	39.4	Garden Courtyard (7.4m <sup>2</sup> )
B12	40.2	Garden Courtyard (7.2m <sup>2</sup> )
F14	43.2	Balcony (7.6m <sup>2</sup> )
F16	42.9	Balcony (7.7m <sup>2</sup> )
F17	42.6	Juliet Balcony
G12	43.0	Balcony (3.3m <sup>2</sup> )





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## GRAND SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

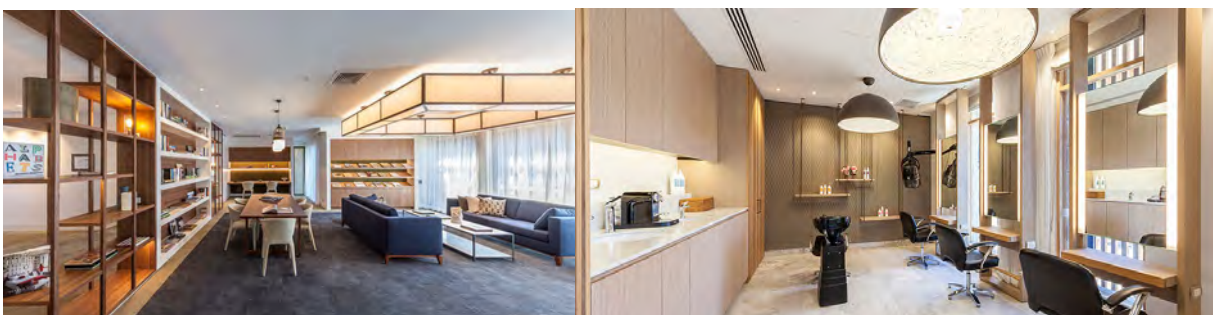
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## GRAND SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Grand Suites - Maximum Refundable Accommodation Deposit (RAD): \$1,440,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

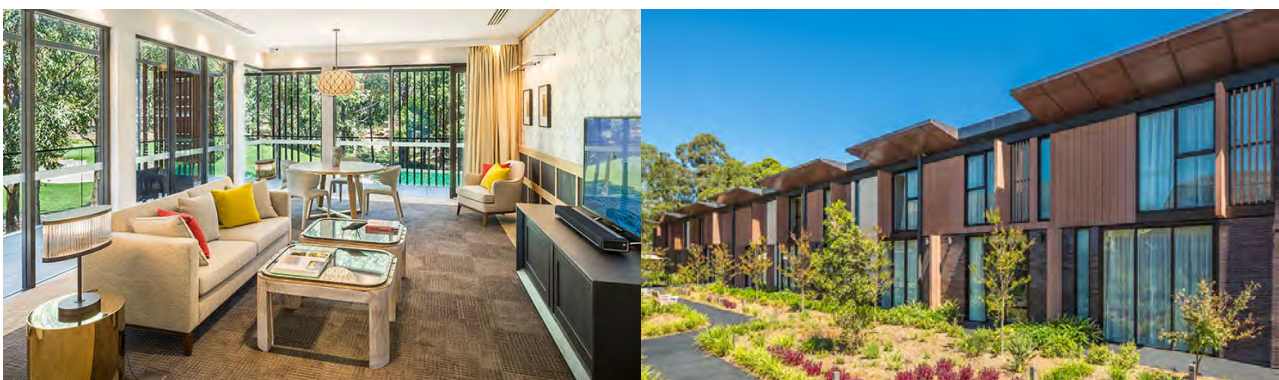
Refundable Accommodation Deposit (RAD): \$1,152,000

Plus

Daily Accommodation Payment (DAP): \$43.71

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.







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## CLASSIC DOUBLE SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. Each suite provides accommodation for a maximum of two people. The suite/s are contemporary style, very private and have a kitchenette, bar fridge, television, air conditioning and a shared ensuite.

Specific size of each part suite:

Suite	Part Size m <sup>2</sup> (including ensuite)
G01	15.7
J01	15.2
J11	15.0
J12	14.9
J14	15.0
J15	15.3
F01	15.8
F02	15.9
F05	14.3
F07	14.3
F09	15.1
F11	15.1
F13	15.0
M03	15.0
M04	14.7
M08	15.0.
M12	15.1
M14	15.0
M16	14.9





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## CLASSIC DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

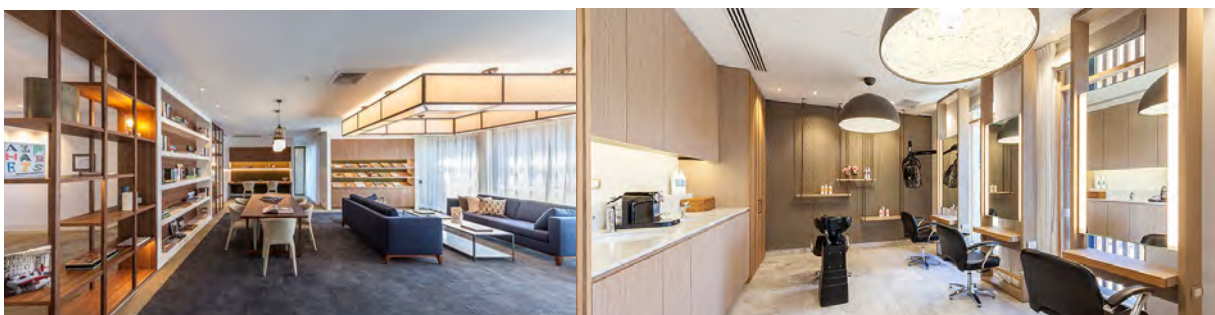
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## CLASSIC DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Classic Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person:\$375,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

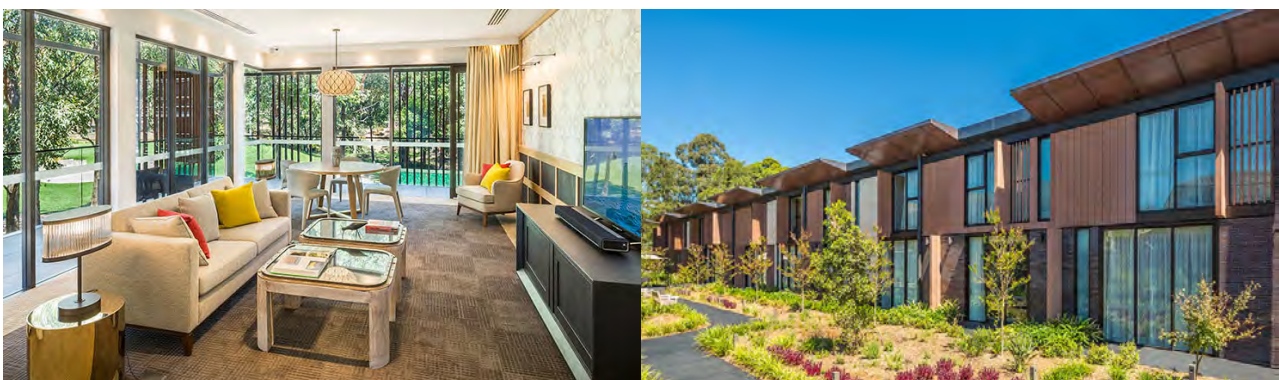
Refundable Accommodation Deposit (RAD):           \$300,000

Plus

Daily Accommodation Payment (DAP):           \$11.38

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## JULIET BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have a kitchenette, bar fridge, television, air conditioning, a Juliet balcony and a shared ensuite. Each suite provides accommodation for a maximum of two people.

Specific size of each suite:

Suite	Part Room Size m <sup>2</sup> (including ensuite)
G06	14.9
G08	15.2
J03	15.2
J05	14.5
J06	15.5
J07	15.1
J08	15.1
J09	15.1
J10	14.5
J17	14.7





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## JULIET BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

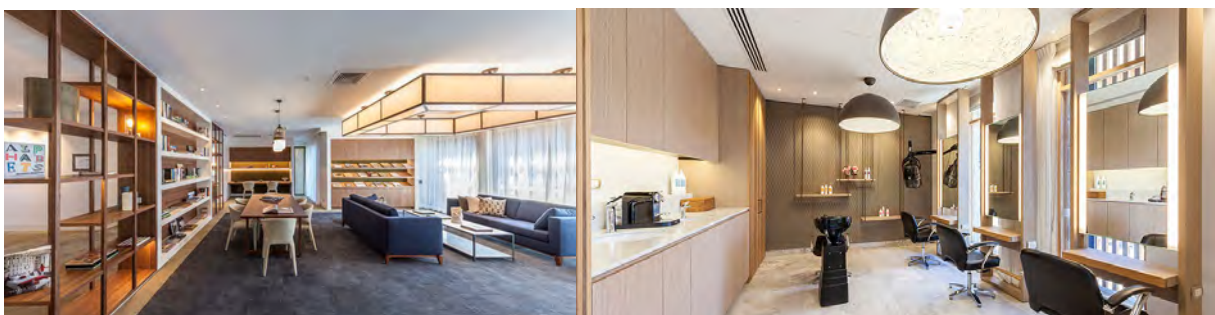
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## JULIET BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Juliet Balcony Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person: \$430,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):                 \$344,000

Plus

Daily Accommodation Payment (DAP):                     \$13.05

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have a kitchenette, bar fridge, television, air conditioning, a private balcony (except G04 and J16 which have shared balconies) and a shared ensuite. Each suite provides accommodation for a maximum of two people.

Specific size of each suite:

Suite	Part Room Size m <sup>2</sup> (including ensuite)	Balcony size m <sup>2</sup>
F04	14.8	4.3
F06	14.8	5.5
F08	15.0	5.5
F10	15.2	4.3
G03	14.6	7.0
G04	14.6	4.5 (shared)
G05	14.6	7.1
G07	15.0	4.7
G11	14.5	7.1
J02	15.2	2.5
J04	14.9	2.5
J16	15.0	6.2 (shared)
M05	14.9	6.5
M07	14.9	4.4
M09	15.1	6.6
M11	14.9	6.5
M13	14.9	4.2
M15	14.7	6.4



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## BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.







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## BALCONY DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Balcony Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person:           \$475,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):           \$380,000

Plus

Daily Accommodation Payment (DAP):           \$14.42

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## GARDEN DOUBLE SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have a kitchenette, bar fridge, television, air conditioning, a garden courtyard of approximately 4m<sup>2</sup> and a shared ensuite. Each suite provides accommodation for a maximum of two people.

Specific size of each suite:

Suite	Part Room Size m <sup>2</sup> (including ensuite)
A01	15.9
A02	15.7
A04	14.6
A05	14.5
A06	14.5
A07	14.2
A08	15.5
A09	14.2
A10	15.0
A11	15.0
A13	14.9
B01	15.7
B03	14.7
B04	14.6
B05	14.5
B06	15.5
B07	15.1
B08	15.1
B11	14.4



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## GARDEN DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## GARDEN DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Garden Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person: \$495,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

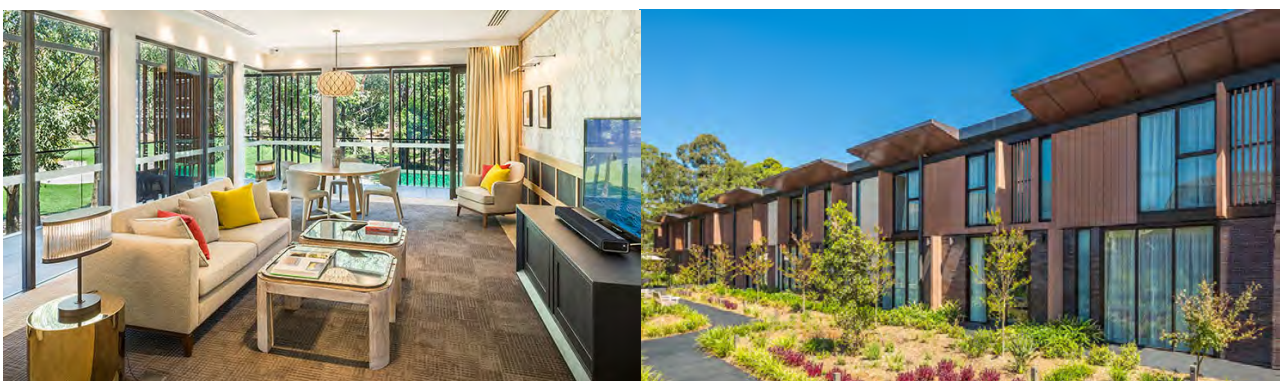
Refundable Accommodation Deposit (RAD): \$396,000

Plus

Daily Accommodation Payment (DAP): \$15.03

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## SUPERIOR DOUBLE SUITE - KEY FEATURES STATEMENT

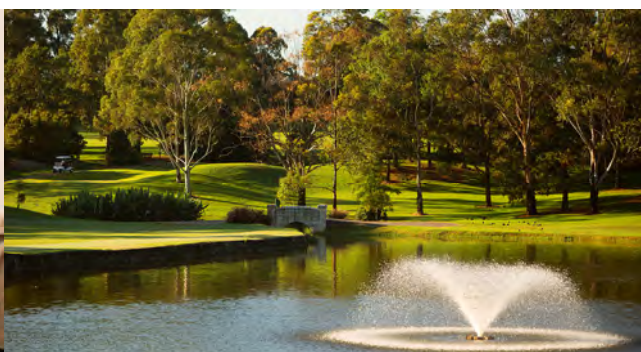
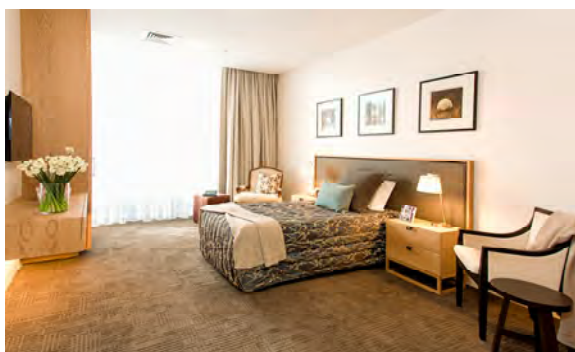
### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private, large and have extra-large wardrobe space, kitchenette, bar fridge television, air conditioning and a shared ensuite. Each suite provides accommodation for a maximum of two people.

Specific size of each suite:

Suite	Part Room Size m <sup>2</sup> (including ensuite)	Feature
A12	18.5	Garden Courtyard (5.1m <sup>2</sup> )
B13	18.8	Garden Courtyard (4.8m <sup>2</sup> )
F12	18.6	Balcony (8.8m <sup>2</sup> )
G13	18.7	Balcony (6.1m <sup>2</sup> )
J13	17.8	Juliet Balcony
J18	18.0	Balcony (6.2m <sup>2</sup> ) (Shared)
M02	18.1	Extra Large
M10	18.5	Balcony (9.0m <sup>2</sup> )





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## SUPERIOR DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

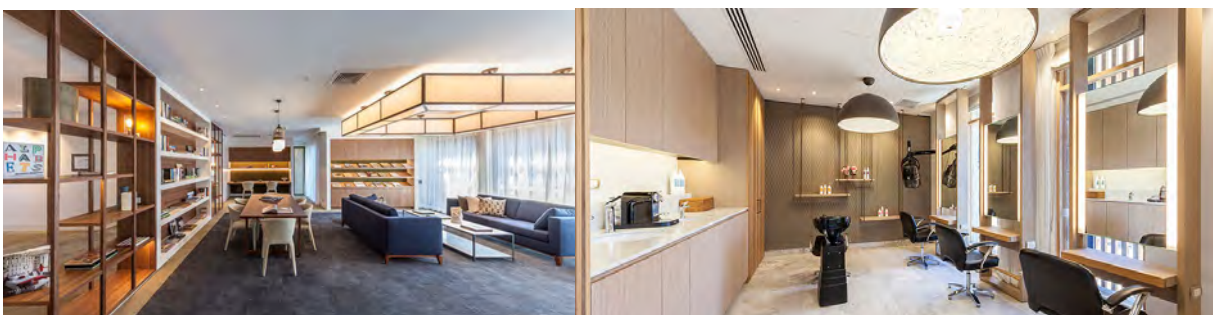
Here, residents can enjoy the leafy surrounds along with sensational panoramic views of the Castle Hill Country Club golf course. Bella Vista Gardens' beautifully landscaped grounds are fully accessible via elegant walking paths. Stroll to The Green, a central place to meet up with family and friends or take in the surrounding gardens on your way to the Reflections Wellness Centre with hair & beauty salon, hydrotherapy pool, consultation suite and gym.

Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## SUPERIOR DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Superior Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person:       \$600,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):               \$480,000

Plus

Daily Accommodation Payment (DAP):               \$18.21

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.





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## GRAND DOUBLE SUITE - KEY FEATURES STATEMENT

### Elegantly Designed Shared Suites

Each suite at Bella Vista Gardens has been designed by leading interior architects *Pike Withers*, with style and elegance never before seen in residential aged care. Whilst all interiors have been professionally styled, we encourage each suite to be personalised with family mementoes.

The suite/s are of exemplary quality and style with the finest quality fittings and luxury features, equivalent in quality to a 5 Star Hotel. The high quality is demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care. The suite/s are contemporary style, very private and have a separate lounge area, extra-large wardrobe space, kitchenette, bar fridge, two televisions, air conditioning and a shared ensuite. Each suite provides accommodation for a maximum of two people.

Specific size and feature of each suite:

Suite	Part Room Size m <sup>2</sup> (including ensuite)	Feature
A14	21.0	Garden Courtyard (7.0m <sup>2</sup> )
A16	20.6	Garden Courtyard (7.2m <sup>2</sup> )
A17	19.7	Garden Courtyard (7.4m <sup>2</sup> )
B12	20.1	Garden Courtyard (7.2m <sup>2</sup> )
F14	21.6	Balcony (7.6m <sup>2</sup> )
F16	21.5	Balcony (7.7m <sup>2</sup> )







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## GRAND DOUBLE SUITE - KEY FEATURES STATEMENT

### Luxurious State of the Art Facilities

Showcasing exceptional architectural design, Bella Vista Gardens is a luxurious and contemporary boutique residence set amongst gently undulating gardens.

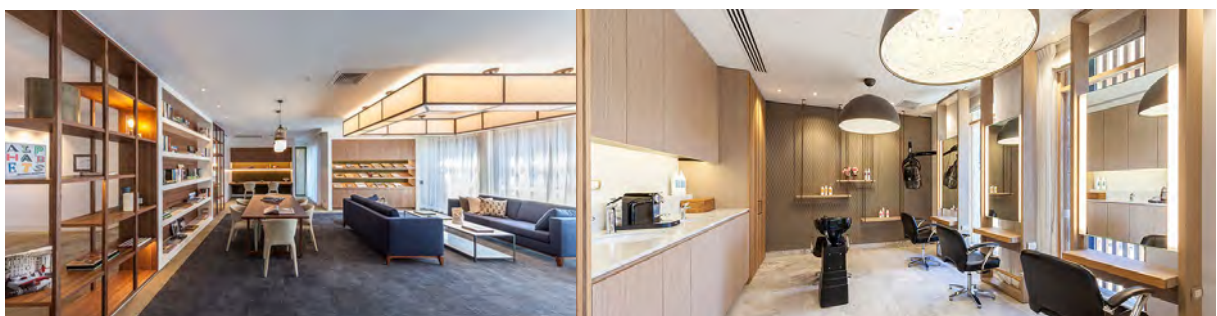
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Set in an idyllic and quiet residential neighbourhood, Bella Vista Gardens is only minutes drive to local parks, hospitals, churches, Norwest Business Park and just a short drive to the buzzing community hub of Castle Hill shopping district.

Bella Vista Gardens has a number of intimate dining rooms for social interaction, small and intimate sitting areas, elegantly designed suites with ensuites and leafy courtyards. Bella Vista Gardens is of exemplary quality and style with the finest quality fittings and luxury features and designed by leading interior architects, *Pike Withers*.

The high quality of the furnishings and fittings are demonstrated by the high degree of customisation, superior finishes and additional extras, setting an unprecedented benchmark in aged care.

All suites and the residence are in pristine condition. The residence is newly built and has only been operating since November 2016.





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## GRAND DOUBLE SUITE - KEY FEATURES STATEMENT

### Fees & Accommodation Payments

#### Accommodation Payment

A choice may be made available for payment of accommodation by a Refundable Accommodation Deposit (RAD) (lump sum payment), a Daily Accommodation Payment (DAP) (accrues daily and paid monthly) or both.

Grand Double Suites - Maximum Refundable Accommodation Deposit (RAD) per person: \$720,000

#### *Example*

*80% Refundable Accommodation Deposit and 20% Daily Accommodation Payment*

Refundable Accommodation Deposit (RAD):           \$576,000

Plus

Daily Accommodation Payment (DAP):           \$21.86

#### Extra Service Fee

These suites at Bella Vista Gardens are Extra Services suites, thereby provide additional 'hotel' type services or lifestyle extras, including higher standards of accommodation and food choices. The Extra Services Fee is \$44.62 per day.

