



# Life at Redwood Retirement Village.



[bupa.co.nz](https://bupa.co.nz)

Bupa 

# Redwood Retirement Village



Redwood Retirement Village is the place to get the most out of life and provides a strong sense of community. Redwood Retirement Village is an established village offering you independence and a sense of belonging. Our village has 42 two bedroom villas and excellent community facilities. You will enjoy peace of mind knowing there are future care options at the care home next door should your needs change.

When moving into a Bupa village our residents enter into an occupation right agreement. This gives them the right to occupy their new home and to use the services and communal areas in the village. Talk to us to find out more.

## A stylish, modern home

At Redwood Retirement Village you can enjoy attractive two bedroom villas, which are warm, light and spacious.

Most villas contain:

- Well designed modern kitchen
- Open-plan lounge and dining area
- Ensuite bathroom
- Modern appliances
- Quality light fittings, drapes and floor coverings
- 24-hour emergency call system
- Heat pump/air conditioning unit

All villas are built with high-quality materials so you will enjoy a home that is a pleasure to live in, looks great and is comfortable. At Redwood Retirement Village our affordable homes free you from the usual home ties like maintenance, saving you time and money, and making it easy for you to enjoy life to the full.



## Weekly fee

Residents pay a village weekly fee, monthly in advance, which is calculated as a proportion of the cost of the village outgoings. This includes:

- Land rates
- Insurance (excluding your own personal belongings)
- Administration and management of the village
- Provision of all utilities, cleaning and servicing of communal areas
- Provision of domestic rubbish removal service
- Exterior maintenance of villas
- Maintenance of village facilities, lawns, gardens, roadways, paths and all common areas
- Provision for long term maintenance
- Exterior window cleaning at least twice a year
- Security patrols
- Weekly transport for shopping

Please refer to the Occupation Right Agreement for full details.

## Additional services

The following additional services are available to you at an extra cost, if required:

- Provision of meals
- Laundry services
- Hairdressing

We recommend you discuss your personal needs with the village manager. Please refer to the Village Disclosure Statement for full details. Alternatively, you may be eligible for government funded community services.



## Community facilities

At Redwood Retirement Village, you can enjoy a range of community facilities.

### Community lounge

The community lounge is yours to use whenever you choose. It is equipped with comfortable seating, large flat screen TV and DVD player. The area is large enough for our residents to enjoy a variety of organised functions.

### Library

Redwood's library is well stocked with books, games and puzzles.

### Communal kitchen

A fully equipped kitchen is located in the community lounge.

### Wellness clinic

Bupa offers health monitoring and appropriate professional advice by a Registered Nurse on a regular basis at the Wellness Clinic. This is available to all residents free of charge.

### Weekly Outings

Bupa provides transportation for weekly supermarket shopping trips. Other outings may attract a small charge.

## Activities programme

The village has a busy social calendar for you to enjoy. Social activities include:

- Happy hour
- Live performances
- Gardening competition
- Wine and cheese event
- Monthly outing

## Frequently asked questions

### Can my friends and family stay with me?

It is your home, so you are welcome to have visitors stay for up to three weeks at a time. If your guests intend on staying longer, you will be required to get consent from the village manager.

### Am I allowed to have pets?

Most small pets are welcome, however you will need to check with the village manager before you move in.

### Who will look after the lawn and gardens?

Bupa will take care of the general grounds within the village, and you are welcome to look after the garden surrounding your home if you wish. We can also take care of these gardens if you would prefer.

### Can I access respite care?

Every year you stay in our retirement village, you will be entitled to seven days free respite care in one of our care homes (subject to availability).

### What if I want to go on holiday?

One of the benefits of living in a village is being able to lock up and go on holiday, safe in the knowledge that your home is being looked after.

### How are my rights protected?

Redwood Retirement Village has an independent statutory supervisor whose role it is to ensure Bupa meets its obligations to you.

### What happens when I leave the village?

Bupa will market your villa and on re-licensing, or if your villa has not been sold within six months of your licence termination date, Bupa will refund the money you paid, minus the amenities fee and any other amounts owing. We are happy to provide more information about this and answer any questions you have.



Redwood Retirement Village, 429 Te Ngae Rd, Rotorua



Call Lyn Walker on (07) 345 3491 or 027 232 2639



[bupa.co.nz](http://bupa.co.nz)

