



Yakamia GARDENS

...bringing more life to community living



For over 55s

10 Barnesby Drive, Yakamia WA 6330 | Ph: (08) 9842 8433



YAKAMIA GARDENS AT A GLANCE

✓	Gated community with covered walkways throughout
✓	Fully catered or self catered options available
✓	Home maintenance is looked after for you
✓	Security screens fitted to all doors
✓	All units have ceiling fans and oil heaters
✓	Community dining, library and social room
✓	Optional social activities organised in consultation with residents
✓	Optional emergency call system
✓	Pets under 10kg are welcome



HAVE THE FREEDOM OF INDEPENDENT LIVING

- **No expensive up-front fees – just an initial refundable tenancy bond**
Free up your money for the more important things in life
- **No hidden costs, just one rental fee**
Everything else has been taken care of for you
- **Long term leases available**
Leases can be anywhere between 6 months to 5 years
- **No exit fees**



THE MOVING DECISION

Our residents choose to become a member of Yakamia Gardens for a whole range of reasons.

- Their home becomes too expensive and too difficult to maintain
- Their garden is too big
- They want more free time and a change in lifestyle
- They want to spend more time with people of similar backgrounds
- Affordability

Everyone has different circumstances and reasons. Why not give us a call and arrange an inspection of Yakamia Gardens on (08) 9842 8433.



INDEPENDENT LIVING OPTIONS

FULLY INDEPENDENT HOME

Our fully independent units are a one bedroom unit with separate lounge and kitchen. The kitchen includes an oven, hotplates and a full size refrigerator. These units are fully self contained and allow you to maintain full independence.

SINGLES HOME – MEALS INCLUDED

Our singles unit comes fitted with a kitchenette which includes a microwave and refrigerator. Meals are included in your weekly tariff.

COUPLES HOME – MEALS INCLUDED

Our couples unit comes fitted with a kitchenette which includes a microwave and refrigerator. Meals are included in your weekly tariff.

RESIDENT TESTIMONIAL

To me, living at Yakamia Gardens is just like home and is the best move I have ever made. I have lived here for just over three years, so no complaints from me!

I enjoy gardening and find I am never lonely as I have made very good friends here. I really enjoy the various activities and I love happy hour on Fridays. Our Village Managers are first class and our village is not far from the shops and a lovely park just across the road. We are so lucky as the units are comfortable and warm. My daughter visits me from Perth two or three times a year and stays with me – she loves my unit too.

Esme Taylor












COMMUNITY MAP



- 1** Albany Regional Hospital
- 2** North Road Shopping Centre
- 3** Post Office
- 4** Albany Plaza Shopping Centre
- 5** Cinemas
- 6** Bowls Club
- 7** Albany RSL



QUICK FACTS

 Public Transport – 500 m	 Public Library – 5 km
 Hospital – 5 km	 Post Office – 2 km
 Shopping Centre – 200 m	 Doctor – 2 km
 Bowls Club – 2 km	 Chemist – delivers
 RSL Club – 7 km	

The best way to experience the village is to visit in person and have a chat with our friendly Village Manager.
Phone the number below and book an inspection today.

Call 1800 44 54 64

For more information: www.gardenvillages.com.au

Disclaimer: This fact sheet has been prepared in good faith and is for information purposes only; all information contained within is accurate and correct at time of production (February 2010). Images and maps are for representation purposes only. This fact sheet is subject to change at Garden Villages Management Trust's discretion without any notice.