



THE  
NEWSTEAD

RETIREMENT RESIDENCES

aveo

# Welcome to The Newstead Residences; where luxury, convenience and community combine

Embrace an elevated inner-city retirement lifestyle in cosmopolitan Newstead, a vibrant, industrial-chic neighbourhood on the fringe of river city Brisbane.

The Newstead Residences, an esteemed high-rise retirement community boasting 199 exquisitely designed apartments, effortlessly blends luxury and convenience to set a new standard in retirement living.



Soaring above the Gasworks precinct, this community provides unmatched access to life's little luxuries, such as premier restaurants, cafes, shops and more.

Discover a retail haven at nearby James Street and easily explore the city and beyond with convenient transportation options like the bus and Teneriffe ferry terminal within walking distance. Explore the outdoors, with New Farm park and the serene riverside esplanade nearby.



Step into a world of sophistication where state-of-the-art facilities and a vibrant social lifestyle await. Enjoy a breathtaking rooftop terrace, an upscale on-site restaurant, and a range of premium shared spaces such as a residents' bar, bowling green, games lounge, private dining area and more!

Every detail has been carefully crafted to elevate your retirement experience among like-minded individuals in the same stage of life.



## Stylish, versatile living spaces



Choose from our range of spacious one, two, or three-bedroom apartments, tailored to suit your lifestyle. Start your day in a bright and airy space, with every detail thoughtfully designed for the ultimate low-maintenance lifestyle. Take in the panoramic river, city or neighbourhood views from your private balcony and entertain in open-plan living spaces with premium finishes and inclusions. With meticulous attention to detail, every aspect of your living experience is elevated to new heights.



## Everything is at your fingertips

Location truly matters and at The Newstead Residences, it's all at your fingertips. Besides the Gasworks precinct's top-class restaurants, cafes, bakeries, and a specialty grocer, the ever-popular James Street offers a boutique shopping experience nearby. Take a leisurely stroll to visit the historic Newstead House or explore the lush New Farm Park. Getting to the city is a breeze with a quick 20-minute bus trip, providing easy access to a thriving urban centre. Plus, our prime location grants access to a major transport system, enabling easy travel at your convenience.





## An elevated social lifestyle

Immerse yourself in a vibrant hub of activity, offering state-of-the-art facilities such as a cinema room, spa, beauty salon, rooftop terrace and bar, private restaurant, virtual golf room, bowling green, herb garden and more. Engage in an elevated retirement lifestyle, surrounded by like-minded individuals, with our active social calendar featuring a variety of activities to choose from. Whether it's morning teas, board and card games, exercise classes, outdoor games, billiards, happy hour, or movie screenings, there's something for everyone.



# Modern living in a sought-after location

The Newstead Residences has thoughtfully designed two distinct ways to embrace retirement living. The community's 144 apartments are tailored for those who seek complete independence, while the 55 apartments with services provide an extra layer of assistance for those who want a supported lifestyle.



## Spacious 1, 2 & 3 Bed Apartments

These architecturally designed apartments offer complete independence with the added benefit of a vibrant community lifestyle, without the headache of property maintenance.

Start your day in a spacious and stylish apartment flooded with natural light, capturing stunning city, river, or neighbourhood views from your private lounge or balcony.

Enjoy open-plan living spaces, well-appointed kitchens, luxurious bathrooms with premium finishes, ample storage, and a well-sized bedroom with an ensuite and built-in robes. Experience the freedom of your own home while embracing a supportive community.

- Spacious one, two, and three-bedroom configurations
- Open plan living with zero threshold access
- Full-sized kitchens with premium finishes
- Ample storage throughout
- Well-sized bedrooms with ensuites & built-in robes
- Reverse-cycle air conditioning
- 24-hour emergency response system
- Secure building & visitor car park access



## Apartments with Services

Need a little extra support? Thoughtfully designed with mobility in mind, these one-bedroom residences offer the ultimate low-maintenance lifestyle, with a helping hand around the home. Enjoy two meals per day, one housekeeping visit per week, and heavy linen laundry as part of our comprehensive service, giving you more time to do the things you love.

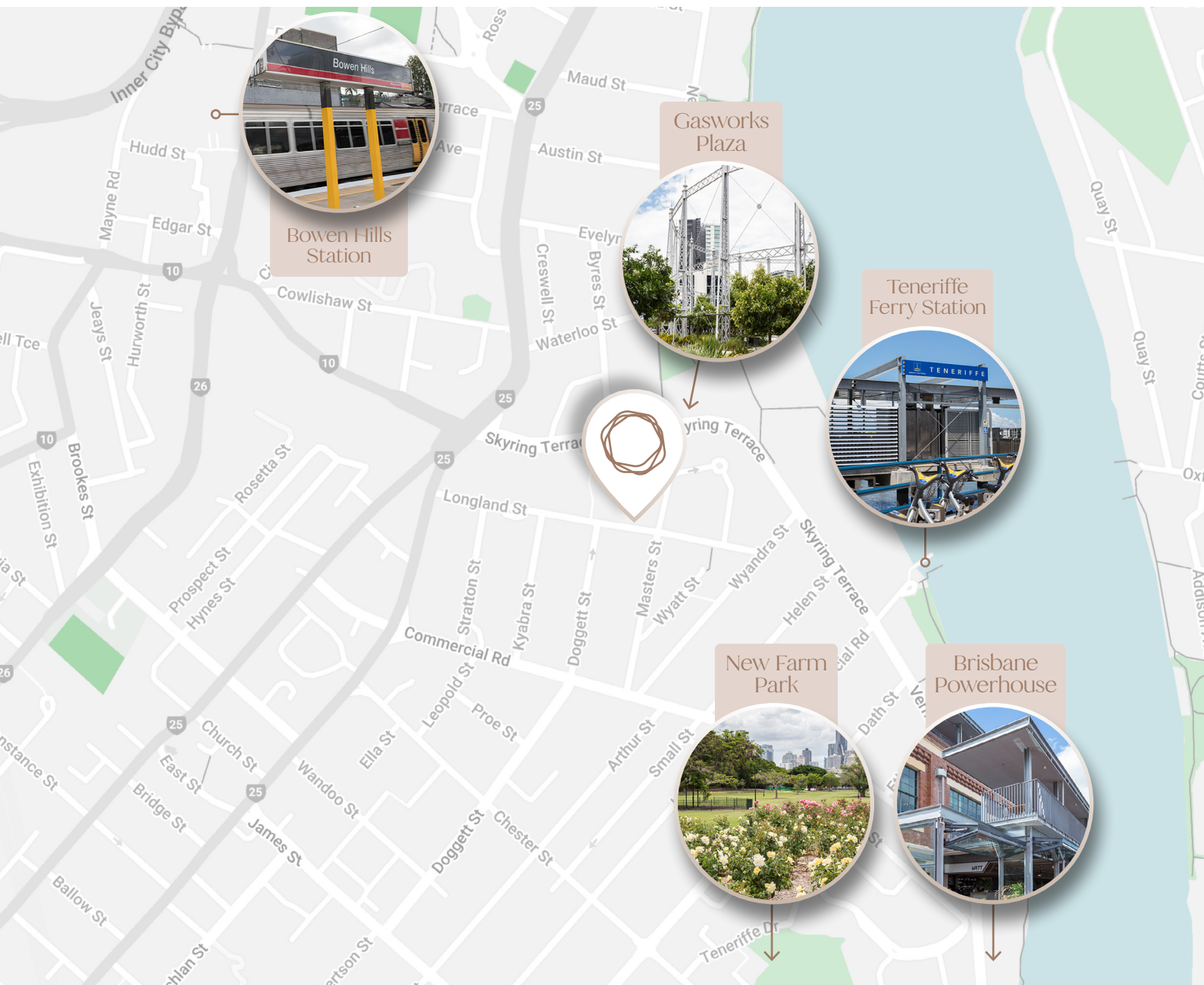
Enjoy the surrounding vistas from your apartment, relax in the luxurious bathroom with premium finishes, and appreciate seamless storage solutions for a clutter-free environment. Retreat to a well-sized bedroom, a tranquil sanctuary for your enjoyment.

- Spacious one-bedroom apartments
- Master with ensuite and built-in robe
- Open-plan living with zero threshold access
- Reverse-cycle air conditioning
- 24-hour emergency response system
- Secure building & visitor car park access



# Unlock a lifestyle of comfort & ease

Discover the perfect balance of comfort and convenience at The Newstead Residences, nestled in the vibrant inner-city pocket of Newstead, just north of the Brisbane River and moments away from the heart of Brisbane. This thriving community provides unmatched access to urban amenities and the serene beauty of nearby riverside and parkland spaces. Experience the best of both worlds in this lively and well-connected location.







## Immerse in a vibrant neighbourhood

Immerse yourself in a vibrant neighbourhood renowned for its thriving foodie and social scene, where the charm of former warehouse districts merges with contemporary waterfront living. Explore the rich history of Newstead House, take leisurely walks along nearby paths leading to Newstead House, New Farm Park, or James Street, and discover the delights of the Powerhouse or Jan Powers Farmers Market on Saturdays. Experience the vibrant energy that surrounds you at every turn.



## Enjoy a lock-up-and-leave lifestyle

Embrace a lock-up-and-leave lifestyle at The Newstead Residences, thoughtfully designed to provide effortless security, allowing you to embark on weekend getaways or extended adventures with peace of mind. Whether you choose to explore nearby suburbs using convenient public transport routes, hop on the central rail line for an adventure up or down the coast, or hit the freeway to venture further afield, there's something for everyone. Experience the joy of easy escape, where getting away is as simple as stepping out your door.



## Feel close to everything

At The Newstead Residences, everything you need is within arm's reach. Indulge in top-class dining, unwind in charming cafes and bakeries and find all your daily necessities at nearby grocery stores and pharmacies. With the Gasworks precinct just steps away, you'll have convenient access to a supermarket, medical centre and an array of dining options. Plus, enjoy the convenience of nearby bus stops and the Teneriffe ferry terminal, providing seamless transportation options.

# Discover a connected lifestyle at The Newstead Residences

The Newstead Residences offer an exceptional lifestyle, striking the perfect balance between social connection and relaxation. With nearly an acre of meticulously-designed communal recreation spaces in the heart of the city, all conveniently located within a vibrant lifestyle precinct, residents enjoy unparalleled choice and convenience.





Start your day with a cuppa overlooking expansive cosmopolitan views before heading out to explore vibrant local streets, lined with diverse shops. Engage in invigorating exercise classes to keep your mind and body sharp. For a touch of leisure, indulge in a game of virtual golf or rejuvenate yourself at our spa and wellness centre.



In the afternoon, unwind in the company of friends with card games and a drink at the community bar. Enjoy a friendly game of billiards or engage in relaxed conversations in the inviting lounge.

As the evening sets in, soak up the ambience during happy hour on the rooftop, indulge in an exquisite dining experience at our upmarket restaurant, or opt for a more laid-back evening with a movie screening in the expansive cinema or a good book in the library.



The Newstead Residences  
offers superior choices in how  
you enjoy your retirement,  
each with a touch of luxury.

# Design a life you'll love

The Newstead Residences is designed to offer an abundance of facilities and activities to suit your interests and hobbies. It's all about choice and variety, so you can take control of your day and design a life you love. Whether you're looking to stay active, socialise, or simply relax, everything you could want or need is at your fingertips.



## Facilities

- Rooftop terrace & lounge
- Private dining room
- Undercover lawn & bowling green
- Community restaurant
- Cinema
- Day spa
- Beauty salon
- Hair salon
- Allied Health consult rooms
- Outdoor BBQ area
- Community herb garden
- Billiards & games lounge
- Library
- Virtual golf room
- Exercise studio
- Car wash





## The Lancaster

Indulge in exquisite dining at the Lancaster, an exclusive on-site restaurant renowned for its upmarket ambience. With a team of talented chefs, the menu is curated to cater to residents' preferences, offering a delightful mix of culinary delights and beloved classics.

Emphasising the use of fresh, seasonal ingredients, The Lancaster guarantees a dining experience that is both sophisticated and satisfying.



## Activities

- Morning teas
- Board & card games
- Lawn bowls
- Outdoor games
- Trivia
- Strength & exercise activities
- Pilates
- Billiards
- Movie screenings
- Happy hour

# Empowering your independence with home care options

Life is to be lived to the fullest and we want to help you cherish every moment. As we age, a helping hand can make a world of difference in achieving that goal. Aveo's personalised and flexible care and support service empowers you to maintain your independence in the home and community you love, so you can live life on your own terms.

## Flexible support, the way you choose

Aveo can help you to get the support you need, when and how you need it. Whether it's assistance around the house, a companion to share your hobbies with, a watchful eye on your wellbeing, or services to help you stay active and healthy, we're here for you.



### **Get help around the home with house-keeping services**

Cooking, cleaning, laundry, gardening and maintenance.



### **Access lifestyle assistance for the day-to-day**

Mobility, showering, dressing, personal hygiene, hobbies, social outings and group activities.



### **Connect with wellbeing services that support your lifestyle**

Shopping, appointments, errands, transportation, home modifications, meal preparation and IT.



### **Enjoy wellness services for your overall health**

Medication & wound management, memory care, fall prevention, mobility aids, allied health services and respite care.

Home Care services are offered based on your care needs, availability and eligibility.



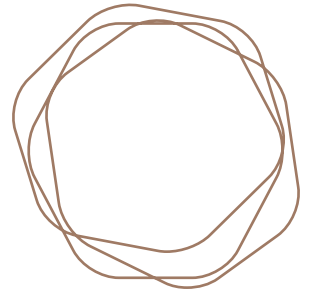


## Care experts, so you don't have to be

Navigating the world of care can be daunting, but with Aveo, it needn't be. Our experienced care at home team helps you identify your unique support needs, access suitable government funding and facilitate tailored assistive services.

- We're a trusted adviser, offering tailored advice around your care
- We're here to take the hard work out of connecting with My Aged Care
- We help you understand, access and maximise Government funding
- We help you tailor a support plan that complements your lifestyle
- We're there as your needs change, connecting you to the help you require





# It takes a team to maintain a community

We believe residents deserve the best. That's why our qualified and experienced community team is there to help. Whether you need guidance, connections to enhance your lifestyle or a friendly chat, our team is committed to supporting you and ensuring you make the most out of your living experience.





### Resident Committee

Here to support residents in addressing matters relating to the day-to-day running of the community, and assist with resident-led activities and initiatives.

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### Maintenance Team

Helping to keep the community and resident facilities in top shape, our maintenance team looks after general handyman tasks and more, so you can sit back and enjoy the lifestyle.

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### Concierge

A friendly face is there to greet you seven days a week. The ground floor reception is available from 8am-4pm Monday to Friday, while our secondary reception area on level 5 welcomes and assists you on weekends from 10am – 2pm.

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### Community Manager

The Community Manager is responsible for all aspects of community living including staff, finance, planning and most importantly, your happiness and well-being at The Newstead Residences.

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### Chef & Dining team

Our dedicated dining team serves fresh, nutritionally-balanced meals to residents, both at our upmarket restaurant and during events and functions.

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### 24 Hr Emergency Call Service

A 24/7\* emergency support person is on-hand for your added peace of mind, ready to assist you with any unforeseen circumstances such as lockouts to personal assistance in an emergency.

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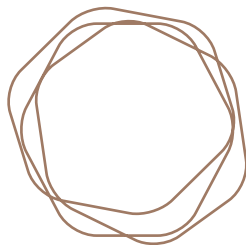
### Sales Team

Our sales team is here to support you throughout the entire process from looking at a community to when you settle into your new home, helping you understand the steps involved along the way.

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\*Outside of office hours, staff will be on call rather than on-site.





# Brought to you by Aveo

For over 30 years, Aveo has been enhancing the retirement journey with our innovative retirement living solutions. With communities across Australia, we offer a diverse range of options to suit everyone's needs.

Every year we help more than 1,000 people find a community where they belong, and our 94% resident satisfaction rate is a testament to creating thriving communities where residents can truly flourish.

## Offering choice in how you pay

We understand that everyone has their own unique preferences and priorities. That's why, at Aveo, we offer three payment options for funding your lifestyle, giving you the flexibility to choose when and how you pay your management fee. And to make your decision even easier, we provide a range of promises for peace of mind, including a money-back guarantee, so you can rest assured that you're making the right choice. With Aveo, finding and securing the perfect place to call home has never been easier.



12,000+  
residents



Diverse  
range of  
locations



Flexible  
care & support  
services



94%\*  
resident  
satisfaction



30+  
years  
experience











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