



TOUR  
TODAY

# Explore

15 Morning Street  
Maryborough  
P 07 4122 5615  
[cofc.com.au](http://cofc.com.au)

**FAIR HAVEN**   
RETIREMENT VILLAGE



# Breathe easy

At Fair Haven Retirement Village, you and your family will have peace of mind knowing that we offer a warm and vibrant community to welcome you home.

**Relax each day, confident knowing you're in safe hands:**

- Warm + friendly community
- Dedicated, caring staff
- Co-located Aged Care with respite care options available
- Opt-in 24hr emergency system
- Interior + exterior home maintenance done for you
- Local Home Care options

# Welcome to Fair Haven Retirement Village

Maryborough is set on the banks of the Mary River and is the gateway to the beautiful Fraser Coast. Located 35kms from Hervey Bay and conveniently located within walking distance to Anzac Park where you can enjoy a quiet walk with your pet or bring the family for a barbeque or picnic.

We take care of the maintenance inside and out, so you can enjoy your days taking in all our village and the surrounding areas have to offer:



3kms to major shops



Medical + specialist facilities close by



10mins to Maryborough airport  
40mins to Hervey Bay airport



Public transport at village entrance



Golf course on your doorstep





## Spaces



63 contemporary style units



Studio, 1, 2 + 3 bedrooms



Ground floor units



Designed for easy mobility



Custom designed laundry



Air conditioning + fans



Large outdoor clothesline



Security screens + doors



Lock-up garages available



Private outdoor area

## Lifestyle

Live a relaxed supportive retirement and live independently with the support of our dedicated, caring team. We take care of the village maintenance so you have time to enjoy:

- Warm, friendly community
- Active social calendar
- Community edible gardens
- Small pets, upon approval
- Family + friend visits
- Community centre
- Maintenance-free living
- Dedicated, caring staff
- Landscaped gardens
- Onsite hairdresser
- Co-located Aged Care
- Tailored Home Care
- 28-day buy back guarantee



We invite you to experience Fair Haven today and **start planning your retirement now!**

Escape  
today



## Entry options

Choose from our range of flexible options to suit their individual circumstances. For all options, we will arrange reinstatement and sale of your unit so you receive your exit entitlement (the amount to be repaid to you) less applicable costs, in the quickest time possible. Your exit entitlement will be paid to you within 14 days of the sale of the unit, or 12 months after you vacate. Options B and C do not attract any interest.

### Option A

#### 100% of the Original Standard Ingoing Contribution

Pay the standard 100% ingoing contribution amount for the unit (the 'sale price').

If you choose this option, an exit fee of up to 35% is payable if you leave the village. Starting at 10%, the percentage increases by 5% with each year of occupancy up to six years, and then remains capped at 35% thereafter.

### Option B

#### 95% of the Original Standard Ingoing Contribution

If you choose to pay a slightly lower ingoing contribution amount, this option may be preferable.

If you choose this option, an exit fee of up to 40% on the Original Standard Ingoing Contribution is payable if you leave the village. Starting at 15%, the percentage increases by 5% with each year of occupancy up to six years, and then remains capped at 40% thereafter.

### Option C

#### 90% of the Original Standard Ingoing Contribution

This option gives you more cash and a lower ingoing contribution at the commencement of your residency.

You are able to retain 10% of the standard ingoing contribution amount and offset the equivalent amount by paying a higher exit fee when you leave. For example, if the standard ingoing contribution is \$200,000 then you would pay \$180,000 as your ingoing contribution.

If you choose this option, an exit fee of up to 45% on the Original Standard Ingoing Contribution is payable if you leave the village. Starting at 20% the percentage increases by 5% with each year of occupancy up to six years, and then remains capped at 45% thereafter.

### Termination fees

**A fixed \$1000 administration fee applies upon termination when you vacate the village.**

**All administration and maintenance of Fair Haven Retirement Village is covered by a fortnightly fee, which is payable for each unit.**

Fortnightly fees	Included	Fortnightly fees	Included
Experienced administrative & management staff	YES	Community area electricity	YES
Council rates and all water charges	YES	All common areas maintained	YES
Maintenance reserve fund contribution	YES	Lawn mowing and gardening	YES
Building repairs and maintenance	YES	Rubbish removal and recycling	YES
24-hour emergency response system available	YES	Common area pest control	YES
Insurance (buildings and public liability)	YES	Village facilities	YES
<b>Current fortnightly fee cost</b>			<b>Refer to schedule</b>



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## Our guarantees

### 12-month buy back guarantee

If your unit has not sold within 12 months of vacating, we guarantee to buy your unit back six months earlier than as defined in the *Queensland Retirement Villages Act* which is 18 months.

### 28-day buy back guarantee

If you are a resident in a Churches of Christ retirement village and become eligible to move into one of our residential aged care facilities anywhere in Australia, we guarantee to buy your unit back within 28 days after we receive vacant possession of your unit following your entry into residential aged care accommodation.<sup>^</sup>

### 6-month money back guarantee

If you find the adjustment to community living does not suit you and your purchase is not what you had desired, then our 6-month buy back will enable you to move on quickly and easily.

\* Please refer to the Residence Contract (RC), Village Comparison Document and Prospective Costs Document which sets out full details of the above, including reinstatement responsibility, administration and termination fee and facilities/services provided.

<sup>^</sup> Based on acceptance to permanent care to a Churches of Christ Residential Aged Care facility, the availability of a suitable bed and the completion and return of required retirement village documents. Should you like more information please do not hesitate to contact the retirement living manager at Bribie Island Retirement Village.



## Questions? Ready to chat?

**Call our Village Manager  
on 07 4122 5615**

**Churches of Christ are proud  
Foundation Members of the Retirement  
Living Code of Conduct.**

The Retirement Living Code of Conduct (the Code) is a commitment to high standards and ensuring that residents have the experience they deserve. The Code gives retirement community owners and operators a set of standards, so every resident's experience is a good one. For a copy of this document please visit [cofc.com.au/retirement-aged-care/retirement-villages](http://cofc.com.au/retirement-aged-care/retirement-villages)

# Sales enquiry



Village of interest:

Please complete and return to the village of interest or email [retirementlivingQLD@cofcqld.com.au](mailto:retirementlivingQLD@cofcqld.com.au)

## APPLICANT DETAILS

**Applicant #1**     Mr  Mrs  Ms  Miss  Other

Date of birth:

First name:

Middle name:

Surname:

**Applicant #2**     Mr  Mrs  Ms  Miss  Other

Date of birth:

First name:

Middle name:

Surname:

## CONTACT DETAILS

Street:

Suburb:

State:

Postcode:

Email:

Telephone:

Mobile:

## REPRESENTATIVE DETAILS

Mr  Mrs  Ms  Miss  Other

Telephone:

First name:

Surname:

Email:

## ENQUIRY INFORMATION

How did you learn about the village?     Passing by     Word-of-mouth     Internet     Website  
 Advertisement     Expo or event     Other

Would you like to book a tour?     Yes     No

Would you like to inspect a unit?     Yes     No

Please add me to your waitlist:     Yes     No

Current status:     My property is sold and can settle as soon as a unit is available  
 Not on the market yet  
 Property on the market  
 More than 12 months off selling property, but researching  
 Able to finance immediately

I'm interested in:     1 Brm     1 Brm + study     2 Brm     2 Brm + study  
 3 Brm     Studio     Pet options     Other  
 Serviced apartment/Unit     Garage/carport/secure parking

Ideal budget:     <\$200K     \$200-\$300k     \$300-\$400k     \$400-\$500k     \$500k+

## ADDITIONAL DETAILS

Enquiry taken:

Process documentation:

Name of village:

Information provided:

Village brochure     Form 3