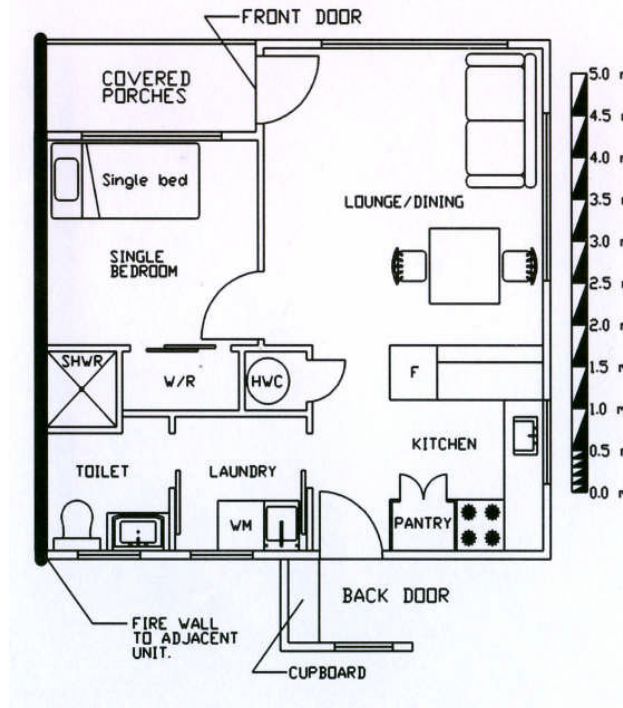


**37 PAGE STREET**



# PENSIONER HOUSING



Stratford District Council owns 10 single person units situated at 37 Page Street, Stratford.

These brick units were constructed in the 1980's.

These units suit people who are reasonably able-bodied and able to care for themselves.

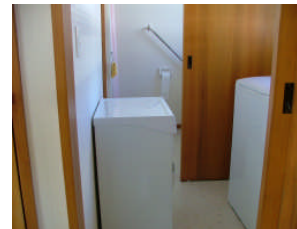
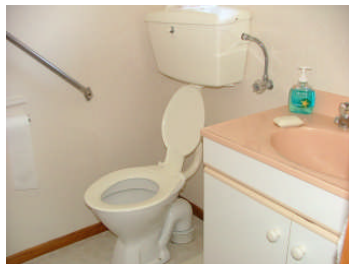
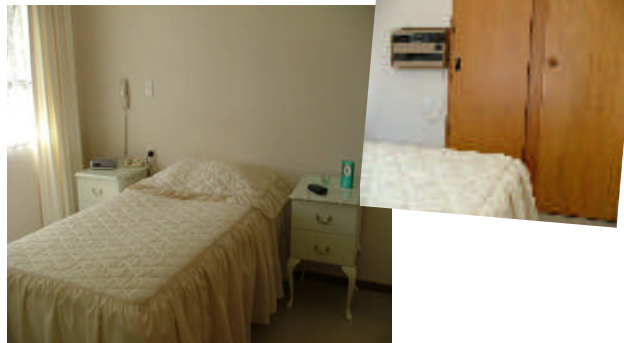
The units will be let to persons being 55 years of age or over and in receipt of an age, national superannuation, war pension or invalid's benefit. Tenants must not be in full time employment.



Each unit has the following:

- toilet/shower room
- separate laundry
- individual clothes line
- kitchen/dining room/lounge semi open plan with servery and overhead cupboards dividing the kitchen area
- separate single bedroom
- electric hotwater/heating
- wall heater in lounge
- small lockable storage cupboard in back porch area
- mesh security doors at all front doors

Four of the units have car ports. Off street parking is available for tenants and visitors.



Council maintains the buildings, paths, fences, carparks, wall and floor covering, stoves (including replacement elements) and telephone jacks. It also maintains the lawns and gardens but tenants are encouraged to maintain the garden surrounding their unit.

Council will pay the rates and insurance on the buildings.

Tenant's to supply all furniture including refrigerator, washing machine, etc, curtains, drapes or blinds, telephone and chattels including light bulbs. The tenant is to organize for connection and to pay for electricity and telephone charges and television aerial if required.

The tenant is required to make his/her own content insurance arrangements.

No domestic animals or birds are to be kept on the premises.

Rent is set each year as per Council's Fees and Charges Manual. Council will give 60 days written notice of any increase in rent.

Rental payment is to be paid in advance, preferably fortnightly, by direct credit to Council's bank account.