

Accommodation Options within Dale Cottages complex.

Current as at 1st April 2026

Type	Style	Accommodation Details	Garage	Location within village	Entry Contributions	Total Retained by Village Owner	Total Return to resident over 10 years upon vacating
AP	Apartment	1 bedroom 1 x WC	Separate	Dale Lodge ground floor only	\$139,150	\$55,660*	\$83,490**
A	Cottage or Villa Semi detached	1 bedroom 1 x WC	Separate or possible attached	Various	\$164,450	\$65,780*	\$98,670**
B	Cottage Semi detached	2 bedroom 1 x WC	Attached	Various	\$278,300	\$111,320*	\$166,980**
C1	Apartment	2 bedroom Utility nook 2 x WC	Separate	Dale Lodge (Built)	\$240,790	\$96,316*	\$144,474**
C2	Apartment	2 bedroom Utility nook 2 x WC	Separate	Dale Lodge (Built) Law Crescent	\$266,200	\$106,480*	\$159,720**
D	Cottage Semi detached	2 bedroom plus study 1 x WC	Attached	John St, Verrill Way	\$369,600	\$147,840*	\$221,760**
E	Cottage Semi detached	2 bedroom plus study 2 x WC	Attached	John Street	\$382,800	\$153,120*	\$229,680**
F	Cottage <i>DETACHED</i>	2 bedroom plus study 1 x WC	Attached	John St, Verrill Way Deerness Way	\$409,200	\$163,680*	\$245,520**
G	Cottage <i>DETACHED</i>	2 bedroom or <i>2 bedroom plus study</i> 2 x WC	Attached	John St Coombe Ave The Grove	\$415,800	\$166,320*	\$249,480**

- Accommodation types as at 1st April 2026
- * Based on 10-year life at 4% pa retention
- **Return based on 60% refund of original payment with no charges or refurbishment cost to resident.
- An Administration fee of \$2,000 will apply if the residence lease agreement is terminated within the first 2 years

- All details subject to change