

A photograph of a man with a beard, wearing a grey t-shirt and shorts, sitting in a wheelchair. He is smiling and looking towards the left. The background is a bright, sunny outdoor setting with a teal and yellow striped pattern and several colorful circles (yellow, orange, teal, grey) scattered around.

We Create Specialist Housing for U to Call Home

**We are innovators
of ability and
U are the champions
of community**





our purpose

In 2014, we commenced work on our first foray into socially responsible housing with the construction of 10 specialist disability units at the Belle Apartments, Belmont. The development was undertaken for the Summer Foundation as part of study for the yet to be formed National Disability Insurance Scheme. The housing project was a huge success and since then we have continued down the road to provide much needed assisted living solutions away from the segregated and institutional housing models of the past.

At insitu Housing, we believe we not only have the responsibility, but also the opportunity, to enable people with disabilities to participate equally in our communities. We are committed to developing beautiful and innovative apartments and communities that are structured to support residents in developing their capability to live as independently as possible.

iNSITU is changing the future of disability housing and is on track to deliver more than 150 SDA properties by 2025, allowing us to become one of the largest suppliers of SDA Housing and Holiday Accommodation along the east coast of Australia.

our core values

respect

we respect the rights of all individuals

innovation

we believe in incorporating innovative solutions to solve issues

inclusion

everyone has the right to be included and participate in the broader community

humanity

people are the heartbeat and the purpose behind our company



insitu homes

All our apartments consist of large open living areas, spacious bedrooms and beautiful finishes, which creates the perfect home for entertaining and relaxing. Each apartment is fitted with floor to ceiling doors, that flow on to large, private and light filled balconies or terraces.

The apartments are complete with reinforced wooden flooring and a range of sophisticated features and finishes that allow for functional use. With extensive windows, your new home will be filled with natural light all year round.

All insitu apartments are fully accessible and feature modern, open plan designs with functional kitchens and bathrooms. Our apartments are provisioned for high physical support needs and can be customised to each individual.



our model

Along with the beautiful and functional features that are presented within our SDA apartments, we have incorporated the concierge model to better service our residents along the East Coast of Aust.

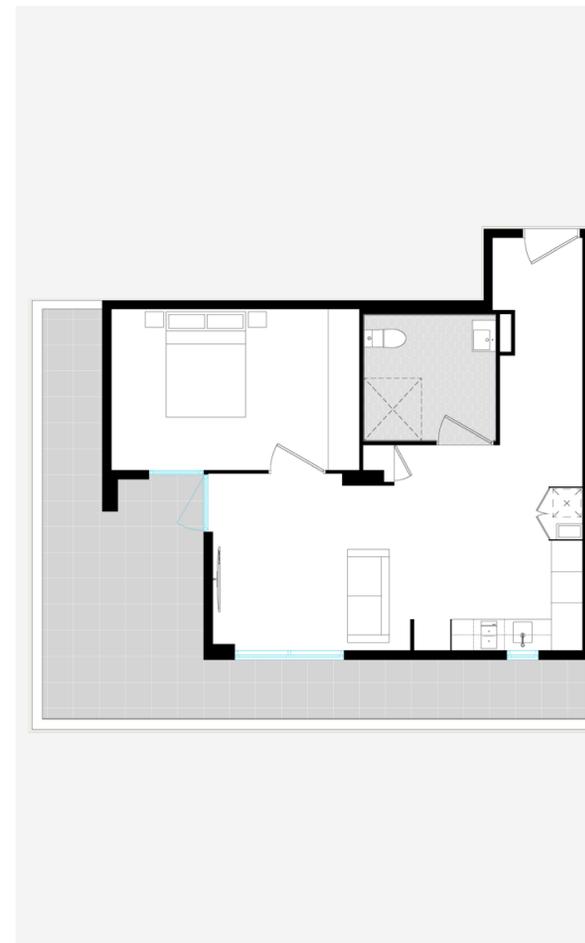
Our concierge is an on-call support worker that will be present 24/7 on site and available for anything you may need.

A few examples of how the concierge can assist YOU:

- The extra person to assist with a hoist transfer
- On-call overnight supports, or unexpected supports that occur
- Emergency support, for when something goes wrong

The concierge model of living allows YOU more choice and control over who provides your day-to-day assistance and personal support. Ultimately, we are here to provide you with more freedom to live how you like. We encourage you to bring your personal supports and day to day supports with you work with you.

**U choose
who comes
and goes
each day**



apartment details

Type A



1
Bedroom



1
Bathroom

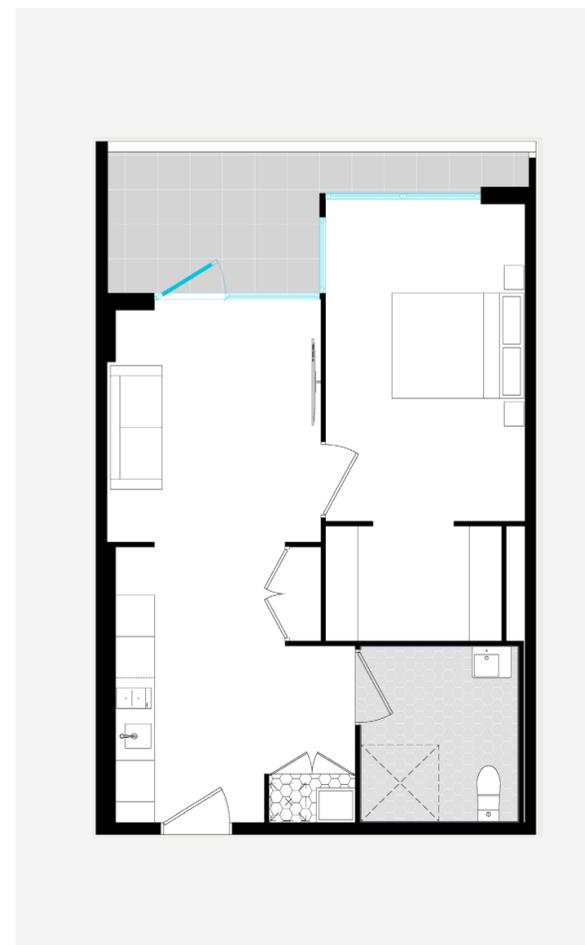


-
Car

Internal
55m²

External
25 m²

Total
80 m²



apartment details

Type B



1
Bedroom



1
Bathroom



-
Car

Internal
53 m²

External
8 m²

Total
61 m²

common areas and community engagement

We are creating communities for everyone to enjoy and be involved in.

The community gardens/common spaces offer a comfortable place to relax and take your time, or to entertain and enjoy with friends and/or family. The apartments offer access to communal barbeque area for all residents to enjoy. We are committed to ensuring the community is inclusive and welcoming by incorporating BBQ's and events for everyone to attend.



access and customisation



access and security

Our single level apartments are fully accessible, including private outdoor areas. Each apartment is fitted with home automation, automatic entry door and accessible appliances. All Apartments are assistive technology ready.



lighting and home comfort system

The home automation in each apartment has the ability to offer a wide range of options when it comes to lighting and air conditioning control. All of which can be customised for each resident.



emergency support

A communication system will be installed in each apartment, which allows residents to contact the on-site concierge, personal support workers or family members in the event of an emergency or in a time of need.



home customisation

Each apartment has been built to accommodate high physical support needs. The apartments also have structural provision for ceiling hoists and are all assistive technology ready. We will work with YOU to create your perfect home.



our locations

There's nothing quite like calling an insitu Apartment home. Our apartments are strategically placed in cultural hubs, packed with a mix of character and community.

As our apartments are always within a few minutes of the CBD, you'll be easily connected to everything the city has to offer. Flexibility of travel is made even more simple by the addition of an insitu Accessible People Mover that is provided with each of our buildings.

By calling one of our apartments home, you'll be living comfortably, surrounded by art, entertainment, shopping, cafés and restaurants.

Stella on Hannell

Introducing Stella on Hannell, where style and sophistication meets urban city edge. Bringing you the best of apartment living at West End, Wickham. Comprising of one bedroom apartments, Stella on Hannell is a part of the West End precinct, located right in the heart of thriving Wickham.

Here at Stella you'll be living comfortably, surrounded by art, live music, shopping, cafés and restaurants. With the new transport interchange at your doorstep and access to InSitu's Wheelchair Accessible People Mover housed in the basement, you'll be easily connected to everything that this amazing city has to offer.

All our apartments consist of large open living areas, spacious bedrooms and beautiful finishes, which creates the perfect home for entertaining and relaxing. Each apartment is fitted with automatic floor to ceiling sliding doors, which flow on to a large, private and light filled balcony. The apartments boast elegant flooring and a range of sophisticated features and finishes. With extensive windows, your home will be filled with an abundance

features

access and security

Our single level apartments are fully accessible, including private outdoor areas. Each apartment is fitted with home automation, automatic doors and accessible appliances. All Apartments are assistive technology ready.

emergency support

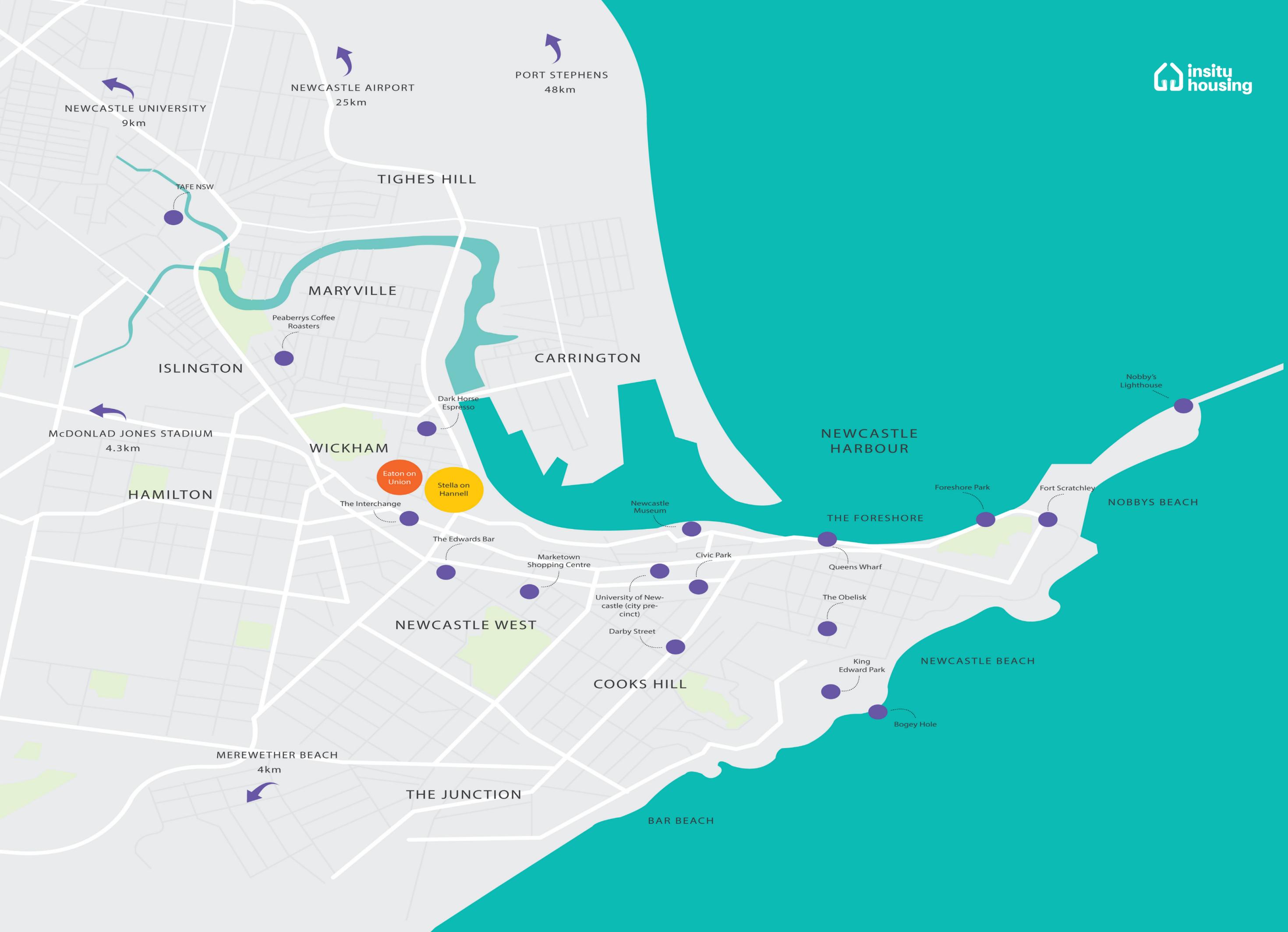
A communication system will be installed in each apartment, which allows residents to contact the onsite concierge. The role of the concierge is to provide any back up or unscheduled support 24/7 that each resident may need.

customisation

Apartments are built with customisable kitchens, bathrooms and laundries. Each apartment has been built to be customised to an individual resident's requirements. The apartments also have structural provision for ceiling hoists and are assistive technology ready.

SDA funding

The SDA funding in your NDIS plan will be paid to InSitu Housing. In addition, you must pay a 'reasonable rent contribution', which is 25% of your Disability Support Pension, plus 100% of any Commonwealth Rent Assistance you receive (or equivalent).

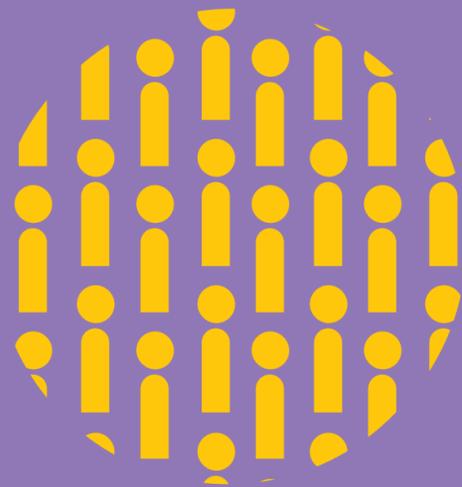


What is SDA?

Specialist Disability Accommodation (SDA) refers to housing for participants within the National Disability Insurance Scheme, which assists with the delivery of supports that cater for extreme functional impairment and high support needs. Traditionally these housing solutions have involved group homes or nursing homes, which don't allow individuals to gain independence and can negatively impact the quality of their life.

The introduction of the NDIS and SDA has allowed our industry to move assisted living away from segregated and institutional housing and integrate purpose built accommodation within the broader market, creating communities where individuals can have greater engagement with the community and lead a more independent and enriching lives.

iNSiTU Housing works with developers to create functional properties in good locations for our tenants to enjoy!



How do I access SDA?

In order to access SDA payments within your plan, you need to develop a housing goal with your NDIS support coordinator and test your eligibility for SDA.

If you believe you are eligible for SDA you can request a plan review and provide your NDIS planner with a Housing Plan.

Once you have successfully been approved for SDA within your plan you can begin looking for suitable housing.

If you're not sure, please contact us and one of our team will be able to help.

What makes our properties special?

iNSiTU Housing specialises in properties that are classified as high physical support under the NDIS framework.

We work with a team of specialist consultants to ensure our properties not only meet the Liveable Housing Guidelines, but they are also functional for their occupants and feel home-ly.

We look for properties in locations that are close to public transport and are easily accessible with plenty of local amenity.

accessible vehicle

insitu housing is pleased to announce that we will be providing an Accessible People Mover with all of our apartment buildings.

The vehicle will be available to rent on an hourly basis for any local activities, as well as a daily basis so U have the freedom to do as you like, when you like!



insitu holidays
Coming soon.

contact us

 02 9409 7277

 info@insituhousing.com.au

