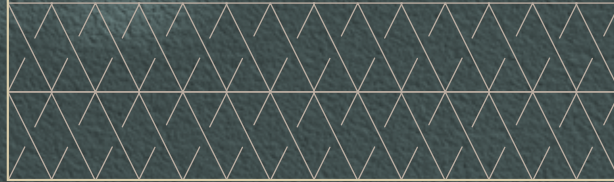


97

MORRISON

M I D L A N D



About — Yaran



Yaran

Email: ndis@yaran.com.au

Phone: 0452 667 944

yaranndis.com.au

Yaran NDIS is part of Yaran Property Group.

Since 1996, our mission is to be a blessing to others through housing that is affordable, fit-for-purpose, and environmentally conscious.

Though we specialize in affordable build-to-rent, we have extended our scope to address the housing needs of those living with disabilities, ensuring they can live comfortably and independently.

Yaran has dedicated property management, strata management, and short-stay accommodation management teams to look after all aspects of the tenancy.

MORRISON MIDLAND RESIDENCES

Located in close proximity to Perth CBD, these 5 ground floor SDA residences provide accessibility and appeal to individuals seeking a suburban lifestyle with convenient access to urban amenities. Crafted to deliver a secure, comfortable, and easily reachable living space, these residences are designed with essential adaptive features and amenities to ensure a comfortable environment.

Our residences are available for NDIS Participants under the following SDA Categories:

**Our residences are available
for NDIS Participants under
the following SDA Categories:**



High Physical Support



Fully Accessible



Improved Liveability



Welcome to Morrison Midland Residences



Morrison Residences Parking



Liveability —Features



ACCESS TO COMMON AREAS

- Level entrance for easy access
- Flat access to outdoor areas accessible by wheelchair
- Safe, step-free pathway from street/parking to entrance
- Smooth internal doors and corridors for comfortable movement



ASSISTIVE TECHNOLOGY

- Provision for ceiling hoists
- Height-adjustable benchtops
- Provision for automated doors and blinds to windows
- Intercom system with central connection to all in-house automations



PROPERTY FEATURES

- Pets Allowed
- Wide Doorways
- Private Courtyards
- Allocated Storerooms
- Bathroom vanity/ hand basin accessible in seated or standing position



AMENITIES/ NEARBY FACILITIES

- 16 km south of the Perth's CBD
- Midland and its neighbouring areas provide access to various amenities, including shopping centres such as Midland Gate Shopping Centre, healthcare facilities, parks and recreational areas, including the Swan River and nearby reserves.
- Proximity to Midland Train Station – a key transportation hub with train services connecting to Perth and other suburbs.
- Serviced by public buses, providing connectivity to neighbouring suburbs and the Perth metropolitan area

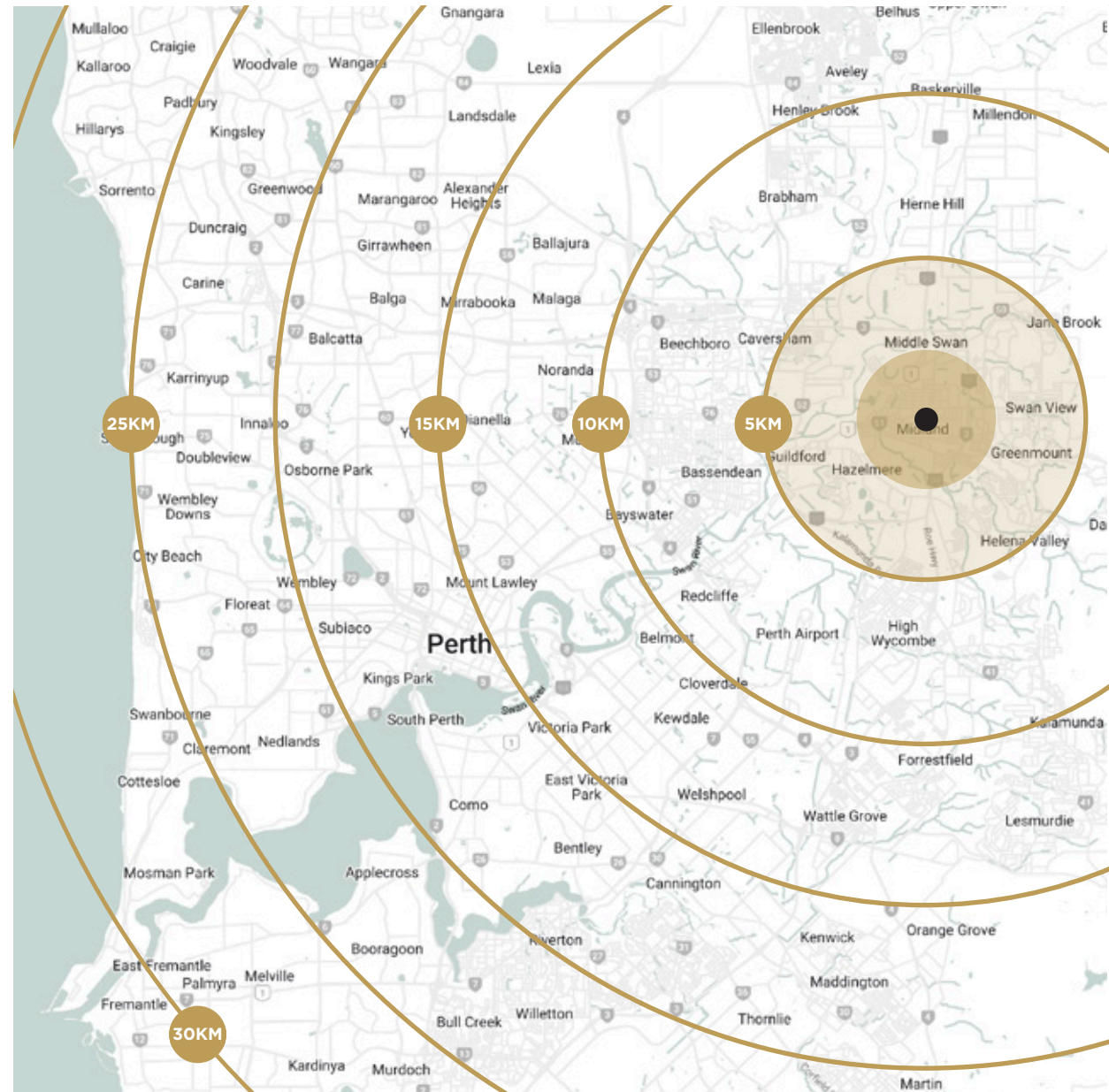
**Our mission is to provide
housing which is affordable,
fit-for-purpose and
environmentally conscious.**

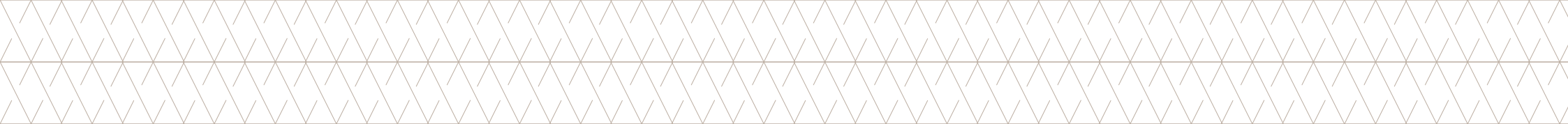


Location - Localé

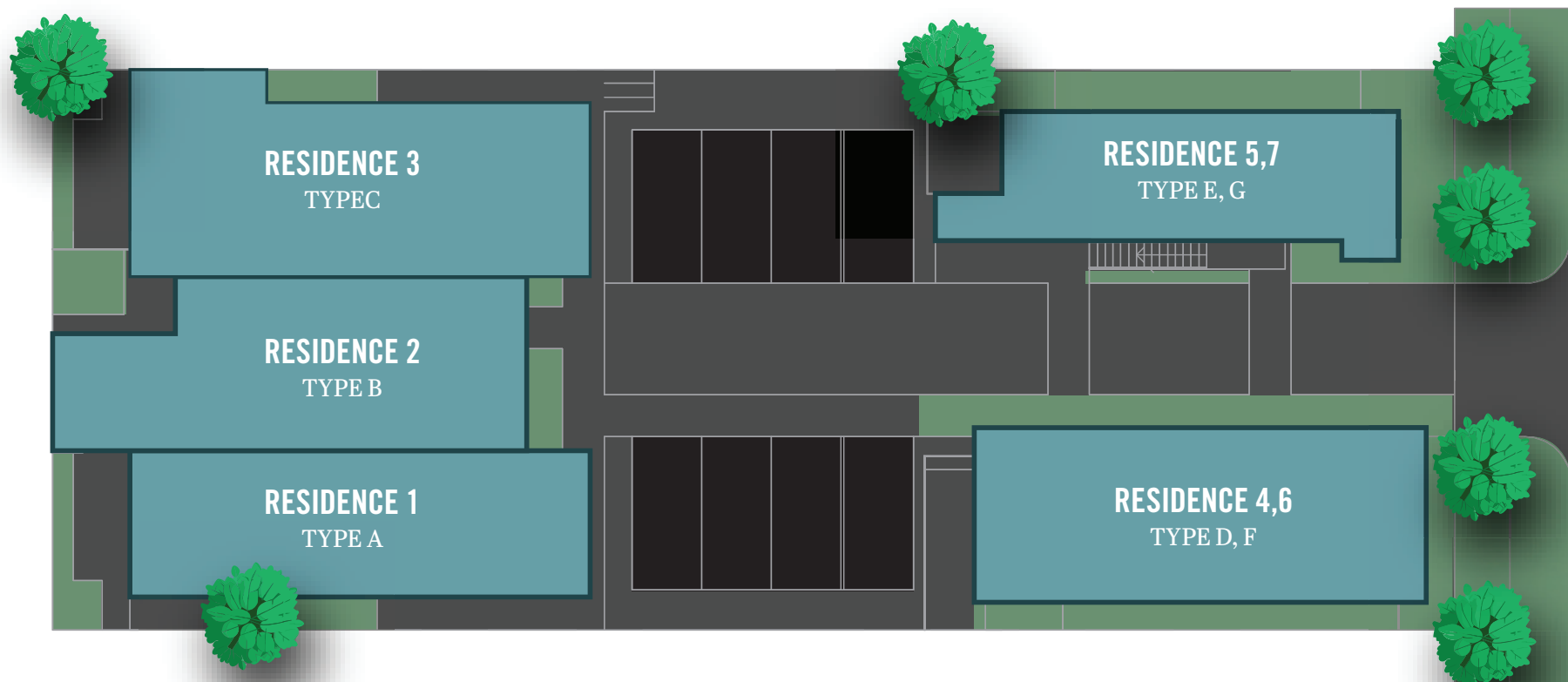
The residences are situated in the desirable vibrant area of Midland.

300m	Midland Gate Shopping Centre
950m	Midland Train Station
1km	St John of God Midland Hospital
5km	Guildford
15km	Perth City
25km	Coast
30km	Fremantle





Siteplan



Floorplan

Features

- Intercom system
- Slip-resistant flooring
- Accessible bathroom and shower
- Onsite overnight assistance available
- Reinforced ceilings with hoist provision
- Air conditioning in living areas and master bedroom
- Flat access to outdoor areas accessible by wheelchair
- Power supply provision for automated doors and window (blinds)

SDA Type A, C, D, E, F, G

1 bedrooms, 1 bathroom, 1 participant

2  1   98 sqm



SDA Type B

2 bedrooms, 2 bathroom, 1 participant

1  1   69 sqm



Living Area



Living, Dining and Kitchen



Kitchen Features

- | | | |
|--------------------------|------------------------------|--------------------|
| 1. Adjustable Benchtop | 4. Microwave Recess at 600mm | 6. Rangehood |
| 2. Drawer Dishwasher | 5. Induction Cooktop | 7. Pull out pantry |
| 3. Oven handle at 1000mm | | |



Master Bedroom



Accessible Bathroom



Laundry



Second Bedroom



Second Bathroom





Yaran's

— Point of Difference

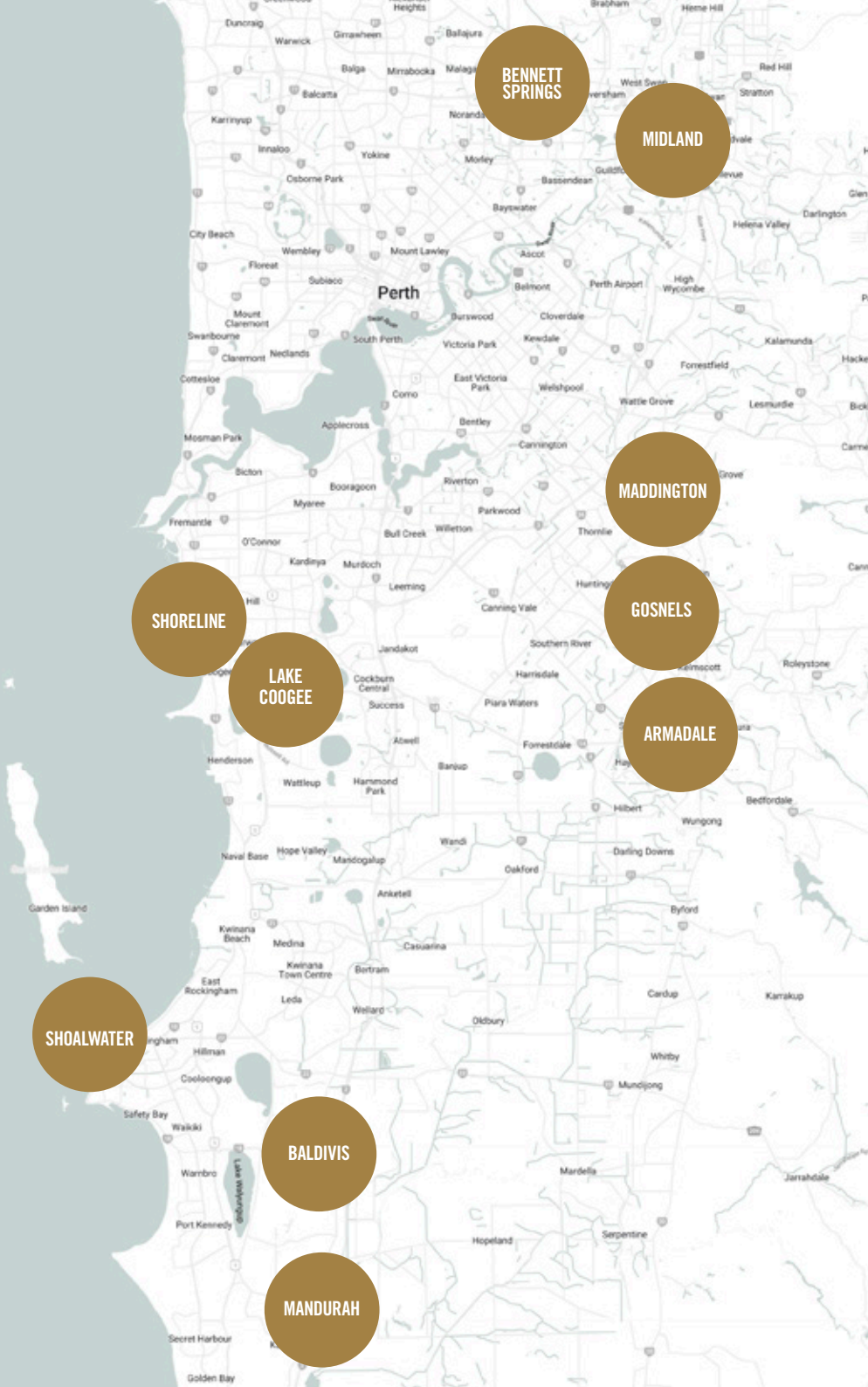
- Single-Occupancy dwellings with additional bedroom and bathroom for family members, guests, and support workers
- Quality-built SDA homes that meet High Physical Support Design Standards
- Accepting NDIS participants with High Physical Support, Fully Accessible and Improved Liveability funding
- Additional residence within complex used exclusively as Onsite Overnight Assistance (OOA)
- Private courtyards
- Accepting participants with pets
- Tailored housing solutions to suit individual needs and preferences
- A seamless and stress-free process from expression of interest to moving into your home
- Ongoing customer support and maintenance services

Pipeline of SDAs

We currently have 280 SDAs under construction across 33 different sites in Perth's South Metro Area.

Up and Coming - Projects

Suburb	Status/Availability	SDAs	Non-SDAs	Total Dwellings
North Coogee (Shoreline)	Available	15	5	20
Baldivis	Available	8	1	9
Lake Coogee	Available	8	1	9
Shoalwater	Available	7	1	8
Mandurah	Available	42	9	51
Gosnells	Available	43	7	50
Midland	Available	44	11	55
Maddington	Available	23	3	26
Armadale	Available	14	2	16
Bennett Springs	Available	14	2	16
TOTALS		218	42	260



Yaran - NDIS Team

We believe the more minds we put toward a task allows us to analyze solutions from different view points. Together our multidisciplinary team explores solutions to come up with a custom, innovative and beautiful housing solutions for NDIS.



Faryar Gorjy

Director and Founder of
Yaran Property Group



Marco Buonaiuto

General Manager of
Yaran Property Group



Caio De Araujo

Business Development
Manager for Yaran NDIS



Ruby Echavez

Operations Manager
for Yaran NDIS



Vesna Pravica

Customer Engagement
Manager for Yaran NDIS



Dale Keppie

Property Coordinator
for Yaran NDIS

MORRISON

M I D L A N D

YARAN

23 Lyall St, South Perth,
Western Australia 6151

T: 0452 667 944

E: ndis@yaran.com.au

yaranndis.com.au

