



#80-300 Central Ave S, Swift Current, SK S9H 3G3, (306)778-6491

PIONEER MANOR

Life Lease Information

In 'Life Lease' housing, you do not own a property; you hold an "interest" in that property in exchange for a lump sum payment up-front, with monthly maintenance fees. The 'Life Lease' interest gives you the right to occupy, or live in a unit rather than owning the unit itself.

As a 'Life Lease' holder, you have the exclusive right to occupy your chosen suite and to enjoy and use the common facilities for as long as you wish. The ultimate ownership and title of the suite remain with Prairie Pioneers Independent Housing Inc., which operates Pioneer Manor.

A \$10,000 refundable deposit will hold the suite for 60 days when offered a unit.

Positives of a life lease community

- Supportive environment, low maintenance and security, companionship of other seniors
- Allows for a stake in a community, without many of the responsibilities of ownership or the insecurity of tenancy in rental accommodation
- Worry free Independent living; no yard work, snow removal or maintenance concerns
- Generally more affordable than the traditional market and buy back is guaranteed
- Does not require a real estate agent & all life lease documents have been prepared by our legal counsel
- Market value life leases can offer the opportunity to increase equity value, similar to typical ownership.

Suites & Amenities

- A variety of floor plans and suite sizes to choose from
- Each unit is self-contained and individually climate controlled with stand-alone furnaces and a/c units.
- PPIH supplies all appliances with the exception of a stack/washer dryer in some units. Where those are not supplied; laundry facilities are available on those wings. However, hook ups are still available in each suite for stack/washer dryer should you choose to purchase your own.
- Suites are renovated and restored to 'new' standards upon vacancy for new residents to purchase
- Electrified parking stalls and plenty of visitor parking
- Patios
- Secure building with security intercom and video surveillance around the perimeter of the building.
- Your monthly maintenance fees cover all building maintenance, utilities (except telephone and TV), property insurance (residents are responsible for a 'tenant pack' to cover belongings), snow removal & yard care, maintenance & upkeep of common areas
- High speed Internet

Amenities:

- ✓ On site kitchen & dining room serving noon meals 5 days a week on a fee for service basis; freezer meals available as well.
- ✓ Hair Salon
- ✓ Monthly Wellness Clinic
- ✓ Weekly Rotating Church services
- ✓ Resident's Association
- ✓ Monthly activities and a variety of events (e.g. Chinook Library, exercise classes, shuffleboard, special performances, pot luck suppers, game, cards, puzzles. coffee gatherings, & much more)