



Built for Purpose

**6A GATFIELD STREET, NEWTOWN QLD 4350**



# SDA HOUSING YOU CAN TRUST

*"I met the team at a networking function presented in 2020. I was super impressed by their values, empathy and willingness to provide quality SDAs for my clients. As a Support Coordinator, I look for these attributes in all of my service providers."* — Lauren S

*"All of the owners are amazing to deal with, such a caring organisation that I would recommend to anyone. Very professional, great at communication and really care for their clients."* — Jade D



# ABOUT 6A GATFIELD STREET, NEWTOWN, QLD 4350

Address	6A Gatfield Street, Newtown, QLD 4350	
SDA Category	Improved Liveability	
Configuration	3 Bedroom House & OOA Room	
Proximity	Within a 10-minute drive of essential services and community facilities	
Highlights	<ul style="list-style-type: none"><li>✓ Exceeds SDA standards</li><li>✓ Plenty of storage</li><li>✓ Extra security features</li></ul>	<ul style="list-style-type: none"><li>✓ Energy and water efficient</li><li>✓ Accessible garden</li><li>✓ Beautiful home</li></ul>

Ready now at 6A Gatfield Street, Newtown, this purpose-built Improved Liveability SDA home combines comfort, independence and everyday practicality. The single-level, three-bedroom layout includes a dedicated OOA room to support onsite assistance.

Step inside to light-filled, open-plan living with an accessible kitchen, easy-reach storage and quality appliances—designed for smooth daily routines. Each bedroom offers generous proportions, built-in

storage and calming outlooks, while the bathroom is spacious and inviting.

Energy- and water-efficient inclusions, solar and durable finishes help reduce running costs. Extra security features and considered sightlines provide peace of mind. Outside, a level, accessible garden and off-street parking make arrivals simple and outdoor time enjoyable. Within a 10-minute drive of hospitals, shops and community facilities, this beautiful home keeps residents connected.







PICNIC POINT

TOOWOOMBA BASE HOSPITAL

GRAND CENTRAL SHOPPING CENTRE

GLENNIE SCHOOL

ST MARY'S COLLEGE

CLIFFORD GARDENS SHOPPING CENTRE

6A GATFIELD STREET, NEWTOWN

CLOSE TO EVERYTHING



# HOW 6A GATFIELD STREET, NEWTOWN EXCEEDS NDIS DESIGN STANDARDS

	NDIS Standards	6A Gatfield Street Standards
Door Opening Widths	950 mm	1020 mm
Public Accessible Entrances	1 minimum	2
Access Ways	No requirement	Accessible access around entire building
Private Open Space (POS)	For each dwelling	12m <sup>2</sup> Of fully accessible private open space
Windows & Natural Light Requirements	One window per room	Double glazed, aluminium framed and sliding door or swing doors
Shared Storage Requirements	No requirement	Multiple storage cupboards throughout the house
Participant Storage	No requirement	Generous robe cupboard in each bedroom / OOA room
OOA Storage	No requirement	1 lockable storage cupboard in the room
Garden Bed	No requirement	Accessible low-maintenance gardens with irrigation
Outdoor Lighting / Security	No specific requirement	Footpath, garden lighting and CCTV
Energy Efficiency	No requirement	Solar panels, double glazed windows, ceiling fans (where practical), insulated ceilings
Water Efficiency	No requirement	Rainwater tank for non-potable uses
Aesthetic Colour Scheme	No requirements	Warm colour scheme with an inviting feel
Bathroom Aesthetic	No requirements	Bathrooms have high-quality tiles, fixtures and fittings



## LIVING ROOM & KITCHEN

This light-filled open-plan living and kitchen space is designed for independence and calm. Easy-reach storage supports participants and support staff. Durable flooring, quality appliances and soft lighting create low-maintenance comfort. Large window and door openings provide natural light, ventilation and connections to outdoor areas.





# BEDROOM

The bedroom offers quiet comfort with wide circulation and direct outdoor access. Purpose-built joinery provides open shelving, drawers and a low bench for equipment. Power points and data are positioned for assistive technology. Soft lighting, block-out blinds and durable timber-look flooring support daily care, privacy and restorative, low-stimulation living comfort.





# BATHROOM

The accessible bathroom is spacious and easy to navigate. A level-entry, spacious shower with handheld mixer and curtain track supports safe showers. Slip-resistant tiles, privacy glazing and neutral finishes deliver comfort, hygiene and confidence for everyday routines and independence.



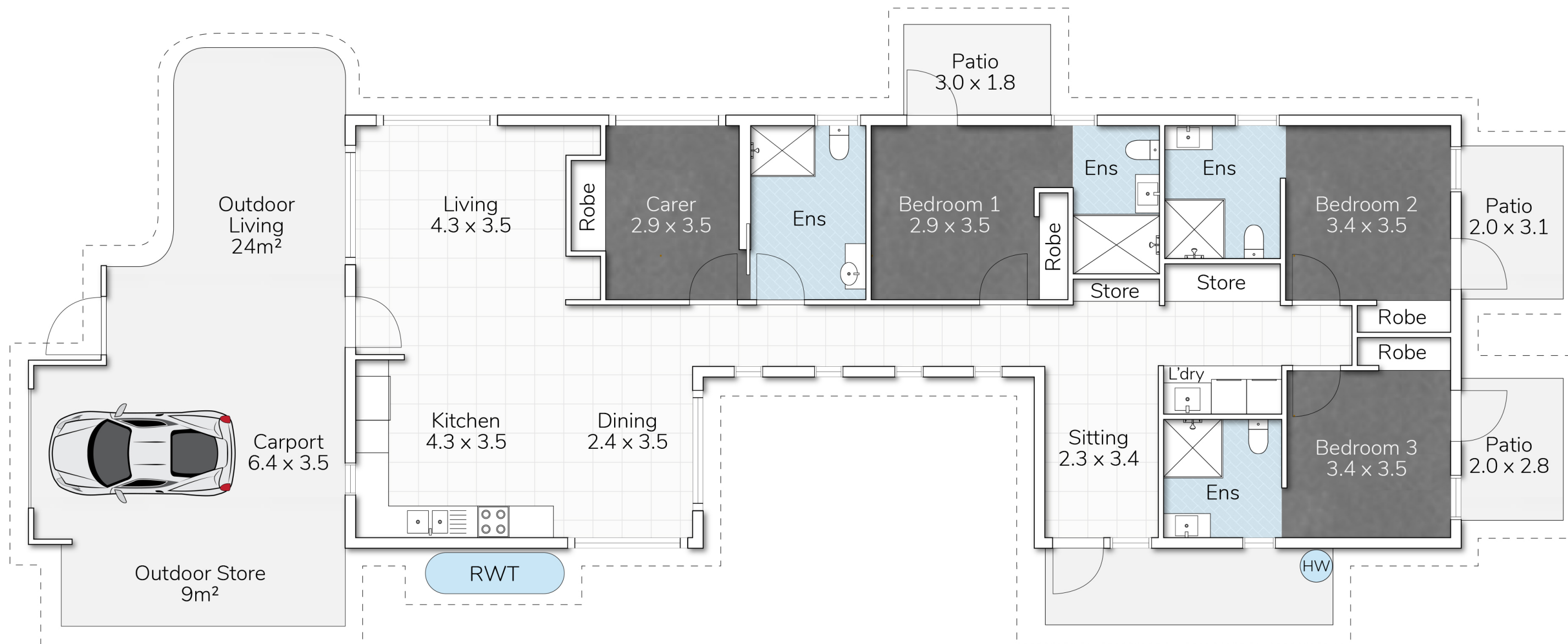


## ENTRY & VEHICLE TRANSFER ZONE

A wide, weather-protected entry with automated door prep makes arrivals simple and dignified. Direct access routes, non-slip surfaces and practical lighting support safe transfers from vehicles to living areas, improving daily efficiency for residents, visitors and support staff.







## 6A GATFIELD STREET, NEWTOWN



4 Bed 4 Bath 1 Car

Internal 162m<sup>2</sup> | External 85m<sup>2</sup> | Total 247m<sup>2</sup>

This floor plan is for marketing purposes only. Dimensions and layout are approximate.



# CONTACT US



**CHEYNE COOKE**

Director & Operations Manager

[cheyne@uhagroup.com.au](mailto:cheyne@uhagroup.com.au)

+61 475 860 574

Suite 32, 42 Bundall Road

Bundall, QLD 4217

