



NDIS/SDA
LIFESTYLE
HOMES

QLD

AVAILABLE
NOW



10 Elkhorn Court
Norman Gardens QLD



Coming Soon | Award Winning Design
4x HPS Villas + OOA

High Physical Support 4x 1-Bedroom Villas + Onsite Overnight Assistance (OOA)

Be among the first to express interest in these beautifully designed, purpose-built **SDA villas** coming soon to Norman Gardens, and enjoy the stunning Rockhampton Region. This boutique development features **four individual 1-bedroom High Physical Support (HPS) villas**, each with private outdoor areas and an adjoining **OOA unit**, ensuring around-the-clock support in a low-density, participant-focused environment.

Designed by an award-winning team, these homes offer the very best in accessible housing—balancing privacy, independence, and safety in a peaceful suburban location.

KEY FEATURES:

- Four individual 1-bedroom villas, purpose-built for High Physical Support
- Separate **OOA unit** with direct access to all villas
- Step-free, accessible pathways with open-plan kitchen and living areas tailored for ease of movement
- **Private** Living Room, Kitchen, Laundry, and covered Patio for each Villa
- TV in Bedroom and Living Room + Dishwasher, **all included**
- High-contrast design elements to support visual accessibility
- Fully compliant with **NDIS SDA Design Standards – High Physical Support**
- Carport with storage, undercover walkways, and shared communal spaces



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- Generous gross floor areas with thoughtful internal layouts (approx. 68–69m² per villa)
- Designed for low-stimulation, secure, and peaceful living
- Located in a quiet cul-de-sac in popular Norman Gardens, close to shops, transport, and medical services



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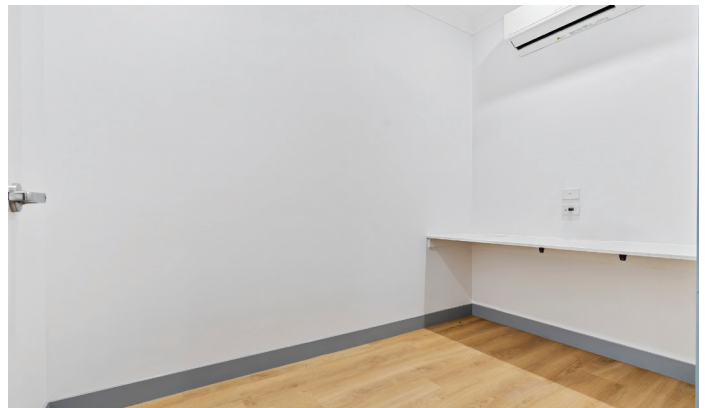
LOCAL AREA HIGHLIGHTS:

- **5 min drive** to Rockhampton Base **Hospital** and medical precincts
- **4 min drive** to Stockland Rockhampton – **major shopping**, dining, banking, and services
- **2 min drive** or short walk to **CQUniversity** Rockhampton North Campus
- **Nearby parks** including Norman Road Parklands and Pilbeam Park
- **Convenient public transport** access and easy connection to Bruce Highway
- Located in a **quiet residential pocket** with wide streets and good accessibility



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* Why this home?

Ideal for NDIS participants seeking privacy and independence with tailored support, these villas offer the benefits of a supportive community setting with the freedom of your own space. Every detail has been designed to enhance quality of life, comfort, and accessibility.

Now Available

Enquire today to secure your place in this exclusive SDA development.

FLOORPLAN



CONTACT

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