

A home for life

He kāinga mō ake tonu atu



Age Concern information sheet
for older people on the move



So you've decided to look for a new home. Here are some things to consider:

- Tenure options
- Living arrangements
- Neighbourhood and community
- Indoor and outdoor space
- Age-friendly housing

1. What kind of tenure will suit you?

Ownership is the most common form of tenure, but it may not be your preferred option.

You may prefer to **rent**. Age-friendly rental housing can be hard to find, but your local Age Concern, local authority or Housing New Zealand will be able to tell you what is available in your area. If you rent privately rather than from your local body or Housing NZ there may be less tenure security unless a long-term period is included in your tenancy agreement.

Many **retirement villages** use a form of tenure known as a **licence to occupy**. This means you own the right to reside at the property and use the village facilities. You do not own any land or buildings. You pay a sum up front for the licence to occupy and a weekly fee for village running costs.

Before signing up to a licence to occupy, get legal advice and make sure you are happy with the terms and conditions.

For more information visit:

www.retirementvillages.org.nz

or www.cflri.org.nz/retirement-villages

If you are thinking about buying an apartment or townhouse, tenure may be a **unit title**. It may also be part of a body corporate, which means you own the unit or flat you live in, but the common property is owned and run by a group to which you pay fees. Once again, make sure you get legal advice and are happy with the terms and conditions before you sign a contract.

For more information visit:

www.dbh.govt.nz/unit-titles

ageconcern.org.nz

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2. Other living arrangements which may appeal

How about **setting up a flat** with a group of like-minded people? Your local Age Concern or senior citizens group may be able to help you advertise for flatmates.

Some towns have Abbeyfield homes where older people share a house with the help of a housekeeper. Similar **shared living arrangements** are being explored by other groups. Ask your local Age Concern or see www.abbeyfield.co.nz

Some areas have **kaumātua housing or papakāinga housing**. Ask at your marae.

You may like the idea of **intergenerational housing developments**, where a mix of young families, singles, middle-aged couples and older people live semi-communally. These are not very common in New Zealand, but it is worth asking your Age Concern or your local authority. For more information, search for *kiwi boomers intergenerational* on the internet.

Have you thought about **sharing a home with younger family members**, either in the same house or in a 'granny flat' on the same property? Before you go ahead, make sure the needs and expectations on both sides have been fully and openly discussed. Also, if you have a large property and want to put a granny flat on it, check with your local council about any rules or regulations.



3. What do you want nearby and easily accessible, now and in the future?

- family/whānau and friends?
- neighbours?
- services and facilities like shops, the library, your doctor?
- places and activities which are special to you: marae, church, gym, swimming pool, bridge club, park, beach, bush?
- bus stop or train station in case you decide to stop driving?
- good footpaths which make it easy to walk, or use a mobility scooter?



4. How much indoor space do you want?

- Do you want to be able to have guests and family/whānau to stay overnight?
- Do you need extra space to do hobbies?
- What storage space do you need?

5. Do you want a garden?

- If so, how big? What type?
- Will you do the work yourself or seek help?

6. What sort of outlook and surroundings do you want?

- Vista or courtyard?
- Peaceful garden or busy street scene?

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- cladding, roofing and foundations that are easy to get to and maintain

For the full list of features of a home for life see the Lifemark Homeowners Guide at www.lifemark.co.nz

You can also 'test-drive' houses you view against the checklist in the Good Homes Repairs and Maintenance Assessment and Solutions Tool for Household. This will help you identify the property's strengths and weaknesses. Search for *Good homes repairs tool householder* on the internet or go to www.repairsandmaintenance.goodhomes.co.nz/tools



7. Do you want to move to a new area or remain in the community you're familiar with?

- What are the advantages and disadvantages of each option?
- What would you miss if you left your current home and neighbourhood?
Can those things be found in a new locality?
- If you move away, how easy will it be for you to visit, or be visited by, friends, relatives and other people you have contact with now?

8. Whatever living arrangement and location you opt for, it is a good idea to be aware of the features that will help make your new home easy to live in as you age - a 'home for life'.

These include:

- level section
- raised flower beds
- no big trees that will need trimming
- easy access to all entrances
- exterior sensor lighting
- single storey house
- wide doorways and hallways
- easy-to-reach door knobs, power points, cupboards, etc
- level-entry shower, spacious shower box, detachable showerhead, grab rails
- efficient, affordable heating source and good insulation



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HOW YOU CAN SUPPORT THE WORK OF AGE CONCERN

- Become a volunteer
- Join your local Age Concern as a member
- Donate

For more information about becoming an Age Concern Supporter, please visit ageconcern.org.nz

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