



Government of South Australia

Department for Communities
and Social Inclusion

Thank you for your enquiry regarding Community Housing in South Australia.

Housing SA, in partnership with Community Housing Organisations provides housing for people with high needs and on low incomes.

In South Australia, Community Housing Organisations are made up of Housing Associations and Housing Co-operatives. Currently there are more than 80 organisations managing more than 5,000 houses.

The enclosed information package provides information about Housing Co-operatives and Housing Associations, including lists of current organisations.

The information package includes:

- 'What is Community Housing?' brochure
- 'Looking for Housing' brochure
- Fact Sheet "Eligibility for Community Housing"
- List of Housing Associations and / or List of Housing Co-operatives
- Community Housing area maps.

If you are interested in **Housing Association** housing, please contact the most relevant association for your needs.

Thank you again for your enquiry regarding Community Housing. Should you require any further information, please do not hesitate to contact **Housing SA Contact Centre on 13 12 99.**

Help in crisis situations

Crisis advice and accommodation

Contact (24 hours, 7 days a week - freecall from a landline)

- Homelessness Gateway (including families) phone 1800 003 308
- Youth Gateway (aged 15 to 25 years) phone 1300 306 046 or 1800 807 364
- Domestic Violence and Aboriginal Family Violence Gateway phone 1300 782 200 or 1800 800 098

For extreme emergencies contact Police on 000 or 131 444. Monday to Friday during office hours, you can also contact a specialist [homelessness or domestic and family violence service](#) in your area.

What happens next

These services will assess your situation and work with you to find the best option to suit your needs. Eligibility for crisis accommodation for you and your family will depend on your circumstances.

Crisis responses provide assistance for your immediate safety and security and are confidential (although guidelines allow for information sharing without your consent to keep you, your children and others safe where there is a legitimate reason).

You are considered to be homeless or at risk of becoming homeless if you:

- are experiencing or escaping domestic or Aboriginal family violence
- have trouble maintaining your housing
- have been released from institutional care and have nowhere to go - eg hospital or prison
- are sleeping rough, in a car or temporary shelter
- are temporarily sleeping or 'couch surfing' at a friend or family member's place, or living in overcrowded conditions with no or little privacy or security of tenure

- have received an eviction notice
- have separated from your partner and don't have anywhere to go
- are recently unemployed, having problems paying bills, or have fallen behind in your rent or mortgage payments
- are a young person aged between 15 and 25 years and have been kicked out of home.

Longer term assistance provided by homelessness and domestic and Aboriginal family violence services include:

- advice, support and advocacy to secure longer term accommodation for you and your children
- information about, and referral to services that will help stabilise your situation
- referral to education, training and employment services.

Related information

On this site

[Help paying bond and rent](#)

[Support options for victims of domestic violence](#)

[Responding to child abuse](#)

Other websites

- Shelter SA [PICKLE](#) - download the app for online assistance for young homeless people

Provided by: Department for Communities and Social Inclusion

URL: <https://www.sa.gov.au/topics/housing/emergency-shelter-and-homelessness/accessing-services>

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Homelessness Gateway

Anyone who is homeless or at risk of becoming homeless

1800 003 308

Youth Gateway

Young people aged 15 to 25 years

1800 807 364 or 1300 306 046

Domestic & Aboriginal Family Violence Gateway

Single women and women and children experiencing or escaping domestic or family violence

1800 800 098 or 1300 782 200

Inner North Homelessness Service

Adults, singles and families who are homeless or at imminent risk of becoming homeless

91 Elizabeth Way

Elizabeth

8209 5460

Eastern Adelaide Generic Homelessness Service

Adults who are currently homeless or at risk of becoming homeless

258 Hutt Street

Adelaide

8418 2500

Inner Southern Homelessness Service

All age groups, genders and families who are currently homeless or at risk of becoming homeless

730 Marion Road

Marion

8296 6455

Western Adelaide Homelessness Service

Anyone at risk of becoming or who is currently homeless

Level 1, 8 Butler Street

Port Adelaide

8440 2110

Aged Homelessness Assistance Program

Men and women over the age of 50

8207 0122 or 0401 120 224

Eastern Adelaide Domestic Violence Service

Single women and women and children experiencing or escaping domestic or family violence

8365 5033

Northern Adelaide Domestic Violence Service

Women and their children experiencing or escaping domestic or family violence

12 Chivell Street

Elizabeth South

8255 3622

Southern Adelaide Domestic Violence Service

Women and children experiencing or escaping domestic or family violence

8382 0066

Western Adelaide Domestic Violence Service

Women and children experiencing or escaping domestic or family violence

8268 7700

Eastern Adelaide Aboriginal Specific Homelessness Service – Baptist Care

Aboriginal adults and families who are currently or at risk of becoming homeless

216 Wright Street

Adelaide

8118 5200

Southern Regional Aboriginal Domestic Violence and Family Violence Service**(Ninko Kurtangga Patpangga)**

Aboriginal women and children experiencing or escaping domestic or family violence

8297 9644

Western Aboriginal Homelessness Service

Aboriginal adults (men and women) and families

8243 1698

Youth Accommodation Aboriginal Specific Homelessness Services

Young Aboriginal people aged 15 to 25 years

153 Waymouth Street

Adelaide

8212 1112

DV Crisis

A telephone assessment and referral service for women escaping domestic violence.

1300 782 200

Crisis Care

Crisis Care is an after hours service provided by qualified Families SA social workers. It operates from 4 pm to 9 am and 24 hours on weekends and public holidays. The Crisis Care telephone service operates after hours and is a state wide service to help people when things go wrong and they need urgent help.

131 611

Emergency Assistance

What is Emergency Assistance?

Staff and volunteers provide emergency assistance to people experiencing financial crisis to deal with their immediate situation in a way that maintains the dignity of the individual and encourages self reliance. Assistance provided to clients usually in the form of

- Vouchers (transport, chemist, Telstra Bill Assist vouchers, phone cards)
- Material assistance (food, clothing, blankets, hygiene products, bus tickets)
- Appropriate referrals to other services to address the underlying causes of financial crisis

Who does Anglicare help

- People about to be evicted
- People with no current address
- People with severe financial difficulties, experiencing poverty
- People with mental illness
- People with drug and alcohol abuse problems
- People with disabilities
- People who have endured some forms of domestic violence
- People experiencing the breakdown of a relationship
- People released from prison
- People who have recently encounters some form of economic difficulty

How does Anglicare help?

Anglicare assists more than 9000 households each year which need emergency assistance, through the following services:

Salisbury-The Old Rectory tel 1800 773 277

4-6 Church St, Salisbury 5108

- Assistance is available to clients living in the Salisbury council area who hold a current government health care or pension card. In 2015/2016 Salisbury Old Rectory assisted 1138 households. Of these 264 households were homeless or at risk of eviction.
- Provides food, clothing vouchers for the Peppertree Op Shop, shoe vouchers, phone cards, as well as a referral list for other agencies offering a range of support services.
- Assistance is provided two times a year with budget support appointment required to be assessed for further visits.
- Bill assistance is available for gas, electric and Telstra phone bills, however the bill must be overdue, under \$1000 and a record of payments on the bill must be provided. Maximum assistance of \$100 per household per year for gas and electricity and Telstra is only once per year.

Elizabeth- The Mission tel 1800 061 551

91-93 Elizabeth Way, Elizabeth 5112

- Emergency assistance is available to residents of the Playford and Gawler council area who hold a current

government health care or pension card. In 2015/2016 the Elizabeth Mission assisted 2164 households.

Among these households were 156 homeless and 511 at risk of eviction.

- Assists with vouchers to access the Food Hub located on site, bus tickets, chemist vouchers, glasses assistance, clothing vouchers for Amos Op Shop.
- Bill assistance is available for gas, electric and Telstra phone bills, however the bill must be overdue, under \$1000 and a record of payments on the bill must be provided. Maximum assistance of \$100 per household per year for gas and electricity and Telstra is only once per year.
- Provides referrals and connections within Anglicare SA and other agencies
- Provides free morning tea from 10am and lunch from 12pm Monday to Friday (excluding public holidays)
- Provides a phone for use by the public just ask at reception
- Financial Counsellors can provide vouchers for self-funded visits to the Food Hub if you are assessed as needing further support in addition to emergency assistance visits.

Our Position Statement
Financial disadvantage and poverty are factors in the lives of many South Australians. Anglicare recognises the importance of helping people to enjoy the benefits of our economy and in supporting and empowering people to become more financially independent. Anglicare's organisational focus on economic participation incorporates Anglicare's provision of material assistance, micro-finance and financial literacy services as well as targeted employment and training programs and a growing range of social enterprises

How does Anglicare help? (continued)

Adelaide- The Magdalene Centre tel 8305 9434 35A Whitmore Square, Adelaide 5000 (Entry via Sturt St)

- Provides an information, advocacy and referral service
- Assists clients with crisis support in the form of food, vouchers, blankets, hygiene products, bus tickets, baby products, Telstra vouchers, phone cards and clothing vouchers.
- In 2015/2016 the Magdalene Centre assisted 4128 households with 667 homeless or at risk of eviction.
- Financial assistance with overdue utility bills and petrol.
- Specialist legal and financial counselling
- Culturally appropriate services
- Referral to case management and advocacy services for homeless people with complex needs
- Dressed to Impress—support for people attending job interviews requiring clothing and accessories from the Magdalene Bargain Centre located at 42 Carrington St, Adelaide SA .
- A range of community development programs helping people to develop life skill and break down social isolation.

Cathedral Fashions

35 King William Rd, North Adelaide, 5006 tel 08 8267 1312

- Cathedral Fashions assisted 210 households in the 2015/2016, of these households there were 3 in danger of being evicted.

- Vouchers provided for clothing for clients referred from Women's & Children's Hospital, Royal Adelaide Hospital, Anglicare supported Residential Programs and homeless people. People can receive clothing, shoes and sleeping bags twice a year.

Outer Southern Hub

111 Beach Road, Christies Beach, 5165 tel 08 8186 8900

- The Outer Southern Hub of Anglicare SA assisted 1461 households in 2015/2016, of these there were 65 facing eviction and 54 homeless or in need of emergency accommodation.
- Provides food, Telstra phone cards and bill assistance and bust tickets.
- Advocates for clients with outstanding bills with utility organisations to part pay where possible
- Offers budget support and financial counselling

St Mary's-The Picket Fence

1167 South Road, St Mary's, 5042 tel 08 8374 2522

- The Picket Fence assisted 316 households in 2015/2016, of these 69 were at risk of eviction and 21 were either homeless or in need of emergency housing.
- Assistance is available on Monday and Friday from 10am until 12pm.
- The Picket Fence provides food, chemist vouchers, clothing vouchers and Telstra Phone cards.
- Lunch is available for a gold coin donation on Monday, Thursday and Friday

Anglicare works with other programs and agencies, such as

- Tenants Information & Advocacy Service (TIAS) to assist people at risk of homelessness and eviction
- Financial Literacy provides education to help people manage their finances better
- Financial Counselling to help clients to understand their options for their debts and to advocate on their behalf if needed
- No Interest Loan Scheme (NILS) provides loans to approved applicants for essential items to those who cannot gain a loan from a mainstream lender
- Personal Helpers and Mentors (PHaMs) program is for people living with a severe mental illness that affects their ability to function on a day-to-day basis. Clients have an Anglicare SA worker to support them to identify new opportunities and gain access to appropriate services and programs.
- Using an integrated approach to case management and housing options, Anglicare SA's Northern Generic Homelessness Services provide support and assistance to individuals and families who are homeless or at risk of becoming homeless

How you can help?

Through donations: monetary, food, clothing donations, household items (excluding electrical items) or Volunteering to help in emergency assistance centres

ANGLICARE SA

For more information

Contact 08 8305 9200

www.anglicaresa.com.au

Looking for Housing?

This brochure contains information about all types of housing for all sorts of people with all kinds of housing needs.

- Crisis Services
- Shelters
- Public Housing
- Community Housing
- National Rental Affordability Scheme Housing
- Private Rental
- Shared Housing
- Affordable Home Ownership
- Seniors Information Service
- Student Housing
- Boarding Housing
- Caravan Parks



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and Social Inclusion

Crisis Services

Homelessness Gateway (9am – 5pm)

Provides a telephone Gateway response to families and single homeless people.

Phone: **1800 003 308**

There are specialist services:

- **Youth Gateway**

For young people under the age of 25.

Phone: **1300 306 046**

- **Domestic Violence Gateway**

For victims of domestic violence.

Phone: **1300 782 200**

After hours service (5pm – 9am)

Provides a telephone response for all clients who are homeless or at risk of homelessness, including Youth, and Domestic and Aboriginal Family Violence between the hours of 5pm and 9am on weekdays, and during weekends and public holidays. Phone: **1800 003 308**

If a housing crisis happens on a weekday between 9am and 5pm, you can also attend your nearest Housing SA Office or call the Housing SA Contact Centre on 131 299.

Shelters

Shelters are properties which can be separate or group housing, available to people in crisis situations to provide short term assistance and stability while trying to locate other longer term housing options. For further information regarding shelters, you will need to contact the **Homelessness Gateway**. Phone: **1800 003 308**

Public and Aboriginal Housing

Housing SA provides a range of housing options and can help you with information and advice on:

- public and community rental housing
- private housing rentals
- getting a bond
- what to do in a housing crisis or if you become homeless
- housing for students
- home ownership opportunities including:
 - o Nunga Loans

- o affordable housing for low to middle income earners
 - o transitional accommodation and Aboriginal housing options
- boarding houses in your area.

Contact Housing SA on 131 299 or visit your local office or the website www.sa.gov.au/housing

Community Housing

Community Housing is an affordable housing option for people on low incomes or with high need. There are two types of Community Housing – Housing Associations and Housing Co-operatives.

Housing Associations

Housing Associations are non-government agencies that provide housing for people with disability or mental health issues, who are homeless, escaping domestic violence or have other significant life issues. They have strong links with support services to assist tenants to maintain independent housing.

To register your interest in Housing Associations please contact the Association directly. A list of Associations can be found on the Community Housing website www.sa.gov.au/communityhousing or by contacting Housing SA on 131 299.

Housing Co-operatives

Housing Co-operatives can provide long term housing security and affordable rents for people on low incomes. Each organisation has its own eligibility criteria based on its common interests and purpose. Co-operatives are self managed organisations. They require significant ongoing commitment from tenant members, including attending monthly meetings and active participation in the management of the Co-operative. To be a part of Co-operative Housing you must first attend a public information session about Community Housing.

To get an information pack regarding Co-operative Housing and how to attend a public information session please contact Housing SA on 131 299.

The National Rental Affordability Scheme (NRAS)

The National Rental Affordability Scheme (NRAS) is a Commonwealth Government initiative to stimulate the supply of new, affordable rental dwellings. Properties are available to be rented to eligible low and moderate income households at a rental that is at least 20% below the prevailing market rate. Landlords can be Community Housing Organisations, other Non-Government housing providers and private investors. Some of these may apply additional eligibility criteria for their properties.

Potential tenants will be required to register their interest and be assessed as eligible to be considered for potential vacancies. To find out more go to www.environment.gov.au/housing/nras/publications/factsheet-tenant-profile or call the Housing SA Contact Centre on 131 299.

Private Rental

Private rental properties are rented out by landlords and real estate agents. They require a bond and rent in advance paid prior to moving in. If you are on a low income you may qualify for bond assistance into the private rental market through Housing SA. You may be eligible for referral to a Private Rental Liaison Officer, who provides intensive assistance to locate suitable private rental properties, subject to an interview. Contact Housing SA on **131 299** for more information. You can check the Yellow Pages for Real Estate agents, look in Wednesday and Saturday Advertiser listings, local newspapers, or on websites such as:

- www.realestate.com.au
- www.property.com.au

Shared Housing

Listings for this type of accommodation can be found in local newspapers such as Messenger or The Advertiser, and community support agencies bulletin boards including TAFE SA and universities. Alternatively websites may be helpful: search 'rooms for let' or 'share housing'. Trace-A-Place through Service to Youth Council can assist young people to determine if a share situation is suitable for them. Phone: **(08) 8221 6477**

Affordable Home Ownership



Many people on a low income feel they could never afford to buy their own home, however this is not always the case. The Affordable Homes Program prices properties to suit low income households – for more details contact **131 299** or visit www.affordablehomes.sa.gov.au



Homestart provides loans with affordable repayments to assist low income earners achieve their dream of having their own home and this can be utilised in conjunction with the Affordable Housing Program. Contact Homestart on **8203 4000** or visit www.homestart.com.au

Seniors Information Service



Seniors Information Service Inc. (SIS) is a not for profit organisation which aims to maximise the independence and improve the quality of life of seniors by providing access to free information about the services and facilities available to them.

Every month SIS provides an up to date list of vacancies for retirement villages and rental accommodation for seniors which is available at no cost. In addition, free information seminars about retirement accommodation options are regularly conducted at the SIS office (76 Waymouth St, Adelaide). Bookings are always required.

Seniors looking for information about retirement accommodation options such as retirement villages, serviced apartments, and rental accommodation can access the information by contacting SIS on **(08) 8168 8776 (1800 636 368** free call for country callers); making an appointment with the Housing Officer for a personal consultation or sending an email to information@seniors.asn.au

Information is also available from SIS website www.seniors.asn.au

Student Housing

Student Housing is available through most universities if you are studying with them. They have various eligibility criteria, and you would need to contact the university's Accommodation Officer directly. They also have share house vacancies usually listed on their noticeboards.

Housing SA has a Student Housing program which is open to all tertiary students who are residents of South Australia (including international students on study visas) who meet eligibility criteria. Students are required to have at least 15 contact hours of study each week and be in receipt of an independent income. Leases are usually for 12 months and can be extended or renewed if students continue to meet eligibility criteria. There are waiting times associated with this accommodation type. For more information or an application form call **131 299** or visit **www.sa.gov.au/housing**

Boarding Houses

A boarding house is a house or building in which lodgers rent one or more rooms for one or more nights, and sometimes for extended periods of weeks, months and years. The common parts of the building are maintained, and some services, such as laundry and cleaning, may be supplied. They normally provide "bed and board", that is, some meals as well as accommodation. Information on boarding houses can be obtained from support agencies, and Housing SA on **131 299**.

Caravan Parks

Caravan and residential parks can provide short, medium or long term accommodation. Caravan parks have their own rules that must be obeyed by residents. Housing SA can sometimes assist people financially to access this form of accommodation. Caravan park information can be accessed via the Yellow Pages, local support services or through Housing SA on **131 299**.

Useful Websites for Accommodation

www.sa.gov.au

www.sa.gov.au/housing

www.sa.gov.au/communityhousing

<http://sacommunity.org/>

www.homestart.com.au

www.affordablehomes.sa.gov.au

www.seniors.asn.au

www.realestate.com.au

www.property.com.au

www.hsfinder.sa.gov.au

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This publication will be updated regularly by Housing SA, Community Partnerships and Growth.

For any corrections or revisions, please phone 1300 700 561 or email communityhousing@sa.gov.au

The online version is located at www.sa.gov.au/communityhousing. Please ensure you have the latest edition before distributing.

Income and asset eligibility limits

You will need to meet income and asset limits to be eligible for:

- public and Aboriginal housing
- community housing
- PR Connect - help paying bond or rent
- to transfer the lease agreement for a public or Aboriginal housing property into someone else's name.

If you are applying for community housing there are some income payment exclusions listed in Eligibility procedure (1.3 MB PDF).

If you are applying for PR Connect Help paying bond and rent, you will need to meet both the income limits and the liquid asset limits.

Income limits

Income limits effective from 3 May 2017.

Household type	Maximum weekly income before tax	Maximum annual income before tax
Single person	\$978	\$50,852
Single person with one child	\$1,279	\$66,499
Single person with two children	\$1,429	\$74,322

Household type	Maximum weekly income before tax	Maximum annual income before tax
Single person with three children	\$1,580	\$82,146
Single person with four or more children	\$1,805	\$93,881
Couple	\$1,279	\$66,499
Couple with one child	\$1,429	\$74,322
Couple with two children	\$1,580	\$82,146
Couple with three children	\$1,805	\$93,881
Couple with four or more children	\$2,031	\$105,616

Asset limits for public and community housing

Household type	Maximum asset value
Households headed by a single person	\$450,000
Households headed by a couple	\$575,000

Assets can include:

- money lodged with a financial institution
- real estate - eg vacant land
- shares, bonds and investments
- household and personal effects
- cars, boats and motor homes
- any debts you are currently owed
- overseas assets converted to Australian dollars

Liquid asset limits for help paying bond or rent

Household type	Maximum liquid asset value
Households headed by a single person	\$5,000
Households headed by a couple	\$5,000

Liquid assets are any money or funds readily available to you. It can include:

- money in the bank
- shares
- term deposits

Provided by: Department for Communities and Social Inclusion

URL: <https://www.sa.gov.au/topics/housing/public-and-community-housing/register-public-housing/income-and-asset-eligibility-limits>

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Community housing providers

Access 2 Place

Who we house

Access 2 Place Housing is a newly founded, independent, not-for-profit community housing organisation established to supply and maintain appropriate housing for South Australians living with a disability across the State, including metropolitan Adelaide, Kangaroo Island, Port Pirie, Millicent and Murray Bridge.

Helping some of the State's most vulnerable citizens, the organisation was specifically created to provide affordable, accessible and appropriate housing throughout South Australia for people living with a disability.

Access 2 Place gives its tenants – people living with disability – more choice and independence in their day-to-day lives.

Contact details

Ground Floor, 20 Greenhill Road
WAYVILLE SA 5034

8274 6300

info@access2place.com.au

www.access2place.com.au

Locations

Metropolitan

3 Outer West
5 North West
6 The Parks
9 Le Fevre Peninsula
10 Northern Marion
11 Eastern Marion
12 Southern Marion
14 City North
15 Lower North East
16 Inner North East
19 Western Salisbury
20 Salisbury Central
21 Upper Salisbury
23 Elizabeth Central
25 Upper Elizabeth
26 Gawler District
27 Morphett Vale
29 Christies
30 Noarlunga Central
31 Lower Noarlunga

Country

33 Port Pirie
36 Whyalla Stuart
37 Whyalla
39 Murray Bridge
40 Mount Gambier
133 Goolwa
146 Kingscote
166 Millicent
558 Macdonald Park

Accessible Housing Association Inc

Formerly Wheelchair Accessible Community Housing Association

Who we house

Adults who are disadvantaged by physical or intellectual disability, mental illness or impairment, aged or experiencing frailty, experiencing homelessness, escaping situations of harm, on low incomes or experiencing some other form of social disadvantage, with a particular emphasis on modified wheelchair accessible housing and Spanish speaking people.

Contact details

PO Box 2122

Hilton Plaza LPO

Hilton SA 5033

Ph: 8351 8466

www.accessiblehousing.org.au

Locations

Metropolitan

1 City South

2 City West

3 Outer West

4 Inner North West

6 The Parks

7 Eastern Port Adelaide

8 Port Adelaide Central

9 Le Fevre Peninsula

10 Northern Marion

11 Eastern Marion

12 Southern Marion

13 City East

- 14 City North
- 15 Lower North East
- 16 Inner North East
- 18 Lower Salisbury
- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 22 Lower Elizabeth
- 23 Elizabeth Central
- 25 Upper Elizabeth
- 26 Gawler District
- 27 Morphett Vale
- 28 Happy Valley Districts
- 29 Christies
- 30 Noarlunga Central
- 31 Lower Noarlunga

Country

- 32 Mount Barker
- 133 Goolwa
- 184 Nairne
- 199 Port Elliott

Anglicare SA Housing Association Incorporated

Who we house

An application for accommodation may be lodged by any individual resident of South Australia irrespective of race or ethnic origin, disability, marital status, religious or political opinion, pregnancy, sex, or sexuality, provided that the applicant receives independent income.

Applicants previously evicted by the Anglicare SA Housing Association Inc or who have a history of:

- Damaging Anglicare SA Housing Association Inc property
- Disruptive or antisocial behaviour, or
- Causing a potential risk to the health or safety of surrounding neighbours

are not to be re-housed without the approval of the Association Board of Management.

Contact details

18 King William Road

North Adelaide SA 5006

Ph: 8209 6660

Email: asaha@anglicare-sa.org.au

www.anglicaresa.com.au/housing

Locations

Metropolitan

2 City West

5 North West

7 Eastern Port Adelaide

10 Northern Marion

11 Eastern Marion

12 Southern Marion

14 City North

16 Inner North East

17 Upper North East

18 Lower Salisbury

19 Western Salisbury

20 Salisbury Central

21 Upper Salisbury

22 Lower Elizabeth

23 Elizabeth Central
24 Peachy Belt
25 Upper Elizabeth
26 Gawler District
28 Happy Valley
30 Noarlunga Central
31 Lower Noarlunga

Country

143 Kapunda

Bedford Housing Association

Who we house

Housing people who are 18 years or over, are on the Bedford Housing waiting list, eligible for the Disability Support Pension or are currently supported by Career Systems as a disadvantaged client.

Contact details

PO Box 18
Melrose Park SA 5039
Email: ibugden@bedfordgroup.com.au

Locations

Metropolitan

10 Northern Marion
11 Eastern Marion
12 Southern Marion
27 Morphett Vale

Common Equity Housing SA Ltd

Who we house

Common Equity Housing is a registered community housing provider which assists its member organisations (small associations and co-ops) by undertaking a variety of administrative and property functions on their behalf.

Member organisations continue to maintain a separate legal status, manage their tenancies, day to day activities and other responsibilities.

Member organisations are not required to be registered for the NRS as Common Equity is the registered body.

All enquiries for tenant placements come from the CHCR for each of the member organisations.

Contact details

PO Box 382

Torrensville Plaza SA 5031

Ph: 8354 2790

Email: info@cehsa.com.au

www.cehsa.com.au

Location

Metropolitan

1 City South

2 City West

4 Inner North West

6 The Parks

8 Pt Adelaide Central

9 Le Fevre Peninsula

11 Eastern Marion

12 Southern Marion

13 City East
14 City North
15 Lower North East
16 Inner North East
27 Morphett Vale
28 Happy Valley Districts
29 Christies
30 Noarlunga Central

Country

32 Mt Barker
141 Kadina
180 Moonta
184 Nairne
227 Wallaroo
270 Moonta Bay

Community Housing Ltd

Who we house

We have a range of housing programs that are targeted towards specific households such as those at risk of homelessness, those experiencing mental illness, aboriginal people relocating to metropolitan Adelaide for education or employment, and households requiring the support of other community and disability services. We also have a portfolio of nearly 100 recently built houses for people who earn a moderate income and meet NRAS eligibility requirements.

Contact details

3/240 Currie Street
ADELAIDE SA 5000

Ph 8210 0200

Email info@chl.org.au

www.chl.org.au/

Locations

Metropolitan

- 1 City South
- 4 Inner North West
- 5 North West
- 6 The Parks
- 7 Eastern Port Adelaide
- 9 Le Fevre Peninsula
- 11 Eastern Marion
- 12 Southern Marion
- 15 Lower North East
- 16 Inner North East
- 17 Upper North East
- 18 Lower Salisbury
- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 23 Elizabeth Central
- 25 Upper Elizabeth
- 26 Gawler District
- 27 Morphett Vale
- 29 Christies

Country

- 32 Mount Barker
- 39 Murray Bridge

Common Ground Adelaide Ltd

Who we house

Housing for a tenant mix comprising:

- people with support needs (that is, those who have been homeless)
- low-income earners seeking affordable housing such as artists and students

We facilitate the provision of support (in the form of caseworkers and other specialist staff) into the overall housing model so that those in the cycle of homelessness, who would otherwise not be able to sustain an independent tenancy, can be assisted to maintain housing and establish stable, safe and secure lifestyles.

Contact details

73-79 Light Square

Adelaide SA 5000

Ph: 8205 1600

www.commongroundadelaide.org.au

Location

Metropolitan

2 City West

Country

34 Port Augusta

Cornerstone Housing Limited

Who we house

Provide housing for disadvantaged groups such as the aged, disabled, students, aboriginals, refugees, single parents and families who are linked to support groups and agencies, and in need of accommodation.

Contact details

PO Box 100

Marden SA 5070

Phone: 8165 5300 9:00 am to 5:00 pm Monday to Friday

Email: admin@cornerstonehousing.com.au

www.cornerstonehousing.com.au

Locations

Metropolitan

1 City South

3 Outer West

6 The Parks

9 Le Fevre Peninsula

10 Northern Marion

11 Eastern Marion

12 Southern Marion

14 City North

15 Lower North East

16 Inner North East

17 Upper North East

18 Lower Salisbury

19 Western Salisbury

20 Salisbury Central

21 Upper Salisbury

22 Lower Elizabeth

23 Elizabeth Central

24 Peachy Belt

25 Upper Elizabeth

26 Gawler District
27 Morphett Vale
28 Happy Valley Districts
29 Christies
30 Noarlunga Central
31 Lower Noarlunga

Country

32 Mount Barker
38 Port Lincoln
39 Murray Bridge
116 Clare
117 Cleve
129 Eudunda
150 Laura
184 Nairne
188 Nuriootpa
215 Strathalbyn
218 Tailem Bend
226 Waikerie
238 Port Neill

Developing Alternative Solutions to Housing (DASH) Inc.

Who we house

Provide housing for young people under 25 years of age who have experienced periods of homelessness or are inappropriately housed and can demonstrate the capacity to live independently.

Priority is given to young people exiting YSAAP Youth Supported Accommodation Assistance Program accommodation with a letter of referral from Support Worker. Age limit for tenure is at the discretion of Board.

Contact details

PO Box 3127
Unley SA 5061
Ph: 8272 3777

Locations

Metropolitan

- 1 City South
- 2 City West
- 3 Outer West
- 4 Inner North West
- 5 North West
- 6 The Parks
- 8 Port Adelaide Central
- 9 Le Fevre Peninsula
- 10 Northern Marion
- 11 Eastern Marion
- 14 City North
- 15 Lower North East
- 16 Inner North East
- 17 Upper North East
- 18 Lower Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 22 Lower Elizabeth
- 23 Elizabeth Central
- 25 Upper Elizabeth
- 26 Gawler District

27 Morphett Vale

30 Noarlunga

Frederic Ozanam Housing Association Inc.

Who we house

No specific criteria.

Contact details

GPO Box 1804

Adelaide SA 5001

Ph: 8112 8787

[Frederic Ozanam Housing Association](#)

Locations

Metropolitan

1 City South

2 City West

3 Outer West

6 The Parks

7 Eastern Port Adelaide

8 Port Adelaide Central

9 Le Fevre Peninsula

10 Northern Marion

11 Eastern Marion

12 Southern Marion

13 City East

14 City North

15 Lower North East

16 Inner North East

17 Upper North East
18 Lower Salisbury
19 Western Salisbury
21 Upper Salisbury
23 Elizabeth Central
24 Peachy Belt
27 Morphett Vale
28 Happy Valley Districts
29 Christies
30 Noarlunga Central
31 Lower Noarlunga

Helping Hand Housing Inc

Who we house

Registrants must be over 55 years of age. Other specific eligibility criteria may be introduced from time to time.

Contact details

PO Box 66
North Adelaide SA 5006
Ph: 8267 2215
www.helpinghand.org.au

Locations

Metropolitan

11 Eastern Marion

Country

33 Port Pirie

Intellectual Disability Accommodation Association Inc (IDAA)

Who we house

Persons with an intellectual disability, who have in place any required support and:

- are classified by Disability SA, STAR or equivalent industry organisations as having a level of intellectual disability,
- meet current government income and assets,
- are inappropriately accommodated or homeless in addition to the above

or any other person approved by the Board of Management or its delegate.

Contact details

PO Box 7

Greenacres SA 5086

Ph: 8337 7432

www.idaa.org.au

Locations

Metropolitan

2 City West

5 North West

8 Port Adelaide Central

14 City North

15 Lower North East

16 Inner North East

17 Upper North East

18 Lower Salisbury

19 Western Salisbury

20 Salisbury Central
22 Lower Elizabeth
25 Upper Elizabeth
26 Gawler District

Julia Farr Housing Association

Who we house

To be eligible as a tenant, (Principal Registrant) in housing accommodation provided by the Association, a person must meet the desired tenant profile of the specific dwelling.

The profile may include:

- a person who lives with a disability and receives a high level of personal support and is referred by Disability SA from the supported accommodation waiting list
- a person who lives with a disability and who is an appropriate match for the accessibility features of a dwelling
- a marginalised person who is on a very low, or low income
- a non-marginalised person on low or moderate income who can positively contribute to the neighbourhood
- other persons as agreed.

Contact details

PO Box 701

Unley BC SA 5061

Phone: 8373 8333

email: property@jfha.org.au

www.jfha.org.au/

Locations

Metropolitan

2 City West

4 Inner North West

6 The Parks

8 Port Adelaide Central

11 Eastern Marion

14 City North

15 Lower North East

16 Inner North East

17 Upper North East

18 Lower Salisbury

19 Western Salisbury

20 Salisbury Central

21 Upper Salisbury

Country

105 Barmera

Junction and Women's Housing

Who we house

Junction and Women's Housing is a national housing provider managing over 1,700 homes across South Australia. We provide housing for people who are socially or economically disadvantaged, are homeless or at risk of homelessness including those experiencing domestic violence.

Junction and Women's Housing also operates with Junction Australia which provides a range of community support services which may also be of benefit to our tenants.

Contact details

168 Greenhill Road
PARKSIDE SA 5063
Phone: 8203 5700
Email: housing@junctionaustralia.org.au

<http://junctionaustralia.org.au/>

Locations

Metropolitan

- 1 City South
- 3 Outer West
- 4 Inner North West
- 5 North West
- 6 The Parks
- 7 Eastern Port Adelaide
- 8 Port Adelaide Central
- 9 Le Fevre Peninsula
- 10 Northern Marion
- 11 Eastern Marion
- 12 Southern Marion
- 14 City North
- 15 Lower North East
- 16 Inner North East
- 17 Upper North East
- 18 Lower Salisbury
- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 22 Lower Elizabeth
- 23 Elizabeth Central
- 24 Peachy Belt
- 25 Upper Elizabeth
- 26 Gawler District

- 27 Morphett Vale
- 28 Happy Valley Districts
- 29 Christies
- 30 Noarlunga Central
- 31 Lower Noarlunga

Country

- 33 Risdon Park
- 35 Port Augusta West
- 38 Port Lincoln
- 39 Murray Bridge
- 40 Mount Gambier
- 101 Angaston
- 103 Auburn
- 104 Balaklava
- 105 Barmera
- 108 Berri
- 109 Blyth
- 116 Clare
- 133 Goolwa
- 133 Goolwa Beach
- 133 Goolwa North
- 133 Goolwa South
- 143 Kapunda
- 154 Loxton
- 158 Mallala
- 179 Hayborough
- 184 Nairne
- 188 Nuriootpa
- 199 Port Elliot
- 206 Renmark
- 207 Riverton
- 209 Roberststown

210 Saddleworth
215 Strathalbyn
220 Tanunda
225 Encounter Bay
225 Victor Harbor
288 Langhorne Creek

Minda Inc

Who we house

Minda Incorporated is independent, non-government, charitable housing provider primarily established to provide affordable housing for people living with a disability.

Our structure aligns with the implementation of the National Disability Insurance Scheme (NDIS) and individualised funding which underpins NDIS, through the separation of tenancy management services from disability support services.

This means our Tenant(s) can be secure in the knowledge that changing a disability support provider will not mean having to move to another home.

Minda's goal is to be recognised as applying best practice in disability accommodation by providing options for individuals to meet their needs. Involvement of the clients in the day to day running of the homes is an important consideration to ensure the service model is providing an enabling home environment.

We work within a developmental framework and enable an increase in independent living skills, thereby maximising the opportunities for the individuals to live in the least restrictive environment.

Minda provides a range of dwellings designed to reflect a choice of where people want to live and who they want to live with.

We provide purpose built dwellings for people with exceptional needs who require a safe environment to protect them from harm to themselves or others.

Providing a range of diverse, flexible accommodation options with variations in housing products. A mix of houses and accommodation types, with accommodation designed for adaptability to allow for different levels of disability and age, using universal design principles.

Contact details

Free call 1800 164 632

<https://www.mindainc.com.au/my-options/my-home/minda-housing>

Locations

Metropolitan

Metropolitan

Northern

Southern

Western

Eastern

Country

Northern Suburbs Housing Community

Who we house

We have a range of housing that is targeted towards singles and couples predominantly aged 65 and over. We do not have any accommodation suitable for families.

This includes one and two bedroom independent units within a cluster of units at the property. This may be within a group as small as two units or as large as ten units. All units are at ground level and with services such as doctors, shops and public transport nearby. This ensures that tenants live amongst tenants of a similar age to themselves.

We also have a unique semi-independent development for singles in receipt of a pension who for one reason or another do not want to reside in independent accommodation. This may be because their existing home is too large to maintain, they no longer want to cook for themselves, or may just want homely surroundings without having to go into supported age care.

The development has staff that provide services, which include providing three meals a day, seven days a week. The all-inclusive fortnightly fee consists of all costs other than your items such as clothes, medications and any special items not included in the weekly house shopping.

Contact details

472 Regency Road
PROSPECT SA 5000

Ph 8344 9011

Email: info@nshc.com.au

www.nshc.com.au

Locations

Metropolitan

4 Inner North West

5 North West

7 Eastern Port Adelaide

16 Inner North East

Portway Housing Association Inc

Who we house

Provide housing for young people, families, refugees and people with a mental health related disability, who receive low to middle incomes.

Contact details

PO Box 3032

Port Adelaide SA 5015

Email: portwayadmin@ucwpa.org.au

www.ucwpa.org.au/community/portway-housing-association/

Locations

Metropolitan

- 1 City South
- 2 City West
- 3 Outer West
- 4 Inner North West
- 5 North West
- 6 The Parks
- 7 Eastern Port Adelaide
- 8 Port Adelaide Central
- 9 Le Fevre Peninsula
- 11 Eastern Marion
- 12 Southern Marion
- 14 City North
- 15 Lower North East
- 16 Inner North East
- 18 Lower Salisbury
- 19 Western Salisbury

20 Salisbury Central
21 Upper Salisbury
31 Lower Noarlunga

Country

34 Port Augusta East

Salvation Army Housing

Who we house

Provide adequate and affordable accommodation for people who are socially and economically disadvantaged.

Clients receiving or requiring support services from a social, pastoral or medical support service.

Past rental history.

Contact details

PO Box 68
Greenacres SA 5086

Monday 11.00 am to 4.00 pm
Tuesday to Friday 9.00 am to 4.00 pm
Ph: 8368 6800

Email: rsh.admin@aus.salvationarmy.org

www.salvationarmy.org.au/en/Find-Us/South-Australia/Red-Shield-Housing/

Locations

Metropolitan

1 City South
2 City West
4 Inner North West

- 7 Eastern Port Adelaide
- 9 Le Fevre Peninsula
- 11 Eastern Marion
- 12 Southern Marion
- 14 City North
- 15 Lower North East
- 16 Inner North East
- 17 Upper North East
- 18 Lower Salisbury
- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 23 Elizabeth Central
- 24 Peachy Belt
- 25 Upper Elizabeth
- 27 Morphett Vale
- 28 Happy Valley Districts
- 29 Christies
- 30 Noarlunga Central
- 31 Lower Noarlunga

Country

- 40 Mount Gambier North
- 108 Berri
- 226 Waikerie

Unity Housing Company Ltd

Who we house

A person wishing to apply for housing (or their advocate) should contact their support agency to obtain a registration form. Unity application forms will be

available to identified referral agencies. Unity will accept referrals from identified support agencies.

Unity Housing Company (Unity) aims to achieve successful, safe and secure housing outcomes for vulnerable and low-income people including people living with disabilities, experiencing homelessness and those at risk of homelessness.

Contact details

81 Osmond Terrace

Norwood, SA, 5067

Email: admin@unityhousing.org.au

www.unityhousing.org.au

Locations

Metropolitan

1 City South

2 City West

3 Outer West

4 Inner North West

5 North West

6 The Parks

7 Eastern Port Adelaide

8 Port Adelaide Central

9 Le Fevre Peninsula

10 Northern Marion

11 Eastern Marion

12 Southern Marion

13 City East

14 City North

15 Lower North East

16 Inner North East

17 Upper North East

18 Lower Salisbury

- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 22 Lower Elizabeth
- 23 Elizabeth Central
- 24 Peachy Belt
- 25 Upper Elizabeth
- 26 Gawler District
- 27 Morphett Vale
- 28 Happy Valley Districts
- 29 Christies
- 30 Noarlunga Central
- 31 Lower Noarlunga

Country

- 32 Bridgewater
- 32 Macclesfield
- 32 Mount Barker
- 33 Port Pirie
- 33 Port Pirie West
- 34 Port Augusta
- 37 Whyalla Norrie
- 40 Mount Gambier
- 110 Booleroo Centre
- 113 Burra
- 116 Clare
- 131 Gladstone
- 133 Goolwa
- 133 Goolwa Beach
- 133 Goolwa North
- 140 Jamestown
- 150 Laura
- 162 Melrose

179 Hayborough
179 McCracken
196 Peterborough
210 Saddleworth
215 Strathalbyn
225 Encounter Bay
225 Victor Harbor
241 Gumeracha
426 McHarg Creek

Westside Housing Association Inc

Who we house

Provides a source of accommodation for low-income households, particularly for households in immediate financial need.

Contact details

478 Port Road
WEST HINDMARSH SA 5007

Ph: 8155 6070

www.wha.org.au

Locations

Metropolitan

1 City South
2 City West
3 Outer West
4 Inner North West
5 North West
6 The Parks

- 7 Eastern Port Adelaide
- 8 Port Adelaide Central
- 9 Le Fevre Peninsula
- 10 Northern Marion
- 11 Eastern Marion
- 12 Southern Marion
- 14 City North
- 15 Lower North East
- 16 Inner North East
- 17 Upper North East
- 18 Lower Salisbury
- 19 Western Salisbury
- 20 Salisbury Central
- 21 Upper Salisbury
- 22 Lower Elizabeth
- 23 Elizabeth Central
- 24 Peachy Belt
- 27 Morphett Vale
- 29 Christies
- 30 Noarlunga Central
- 31 Lower Noarlunga

Country only areas

Anglican Community Care Housing Association Inc

Who we house

Supporting rural communities by creating housing opportunities for low to middle-income people in need of housing, including families, single adults, aged persons 55 yrs and over, young people 18 to 25 yrs, sole parent families,

indigenous persons, culturally diverse, couples and those exiting Supported Accommodation.

Contact details

PO Box 1842

Mount Gambier SA 5290

Ph: 8724 9211

Email: care@accare.org.au Website: <http://accare.org.au/>

Locations

Country

40 Mount Gambier North

105 Barmeraleaving

109 Berri

149 Lameroo

154 Loxton

163 Meningie

186 Naracoorte

197 Pinnaroo

226 Waikerie

240 Tintinara

246 Karoonda

Kangaroo Island Community Housing Association Inc

Who we house

Provides housing accommodation primarily for aged persons 65 years and over, on low incomes and does not trade for profit. Be a resident of Kangaroo Island.

Contact details

PO Box 553
Kingscote SA 5223
Ph: 0428 108 968
Email: becdavis75@gmail.com

Locations

146 Kingscote
262 Penneshaw
314 American River
461 Parndana

Mid Murray Homes for the Aged Housing Association Inc

Who we house

Housing for disadvantaged aged persons, veterans of all armed forces and others specifically assessed by the Board of the Association provided they are at least 55 years of age.

Contact details

14 Adelaide Road
Mannum SA 5238
Ph: 8569 1749
Email: amadmin@baonline.com.au

Locations

Country

159 Mannum
237 Blanchetown

St Petri Lutheran Community Housing Association Nuriootpa Inc

Who we house

Provision of housing for disadvantaged people such as students, aboriginals, single parents, young people and families in need of accommodation.

Contact details

c/- PO Box 100

Marden SA 5070

Ph: 8332 4899

Email: admin@lchsua.com

Locations

Country

188 Nuriootpa

SYP Community Housing Association Inc

Who we house

Providing housing for those persons or couples that by reason of their age, ill health, infirmity or income are wholly or in part unable to maintain themselves.

Contact details

50 Main Street

Minlaton SA 5575

Ph: 8853 2726

Email: office@sypcha.com

Locations

Country

102 Ardrossan

177 Minlaton

228 Warooka

236 Yorketown

Wesley Country Housing SA

Who we house

- be over 18 years of age
- have an ability to live independently
- have limited alternate housing options

Contact details

60 Florence St

Port Pirie SA 5540

Ph: 8633 8600

Email: wch@ucwcsa.org.au

Locations

Country

33 Port Pirie

34 Port Augusta

37 Whyalla Norrie

38 Port Lincoln

118 Coober Pedy

123 Crystal Brook

227 Wallaroo

270 Moonta Bay

Related information

On this site

[About public and community housing](#)

[List of volunteer member-tenant managed providers \(housing cooperatives\)](#)

Other websites

[SA Community](#)

Downloads

[Community housing map \(metropolitan \) \(551.6 KB PDF\)](#)

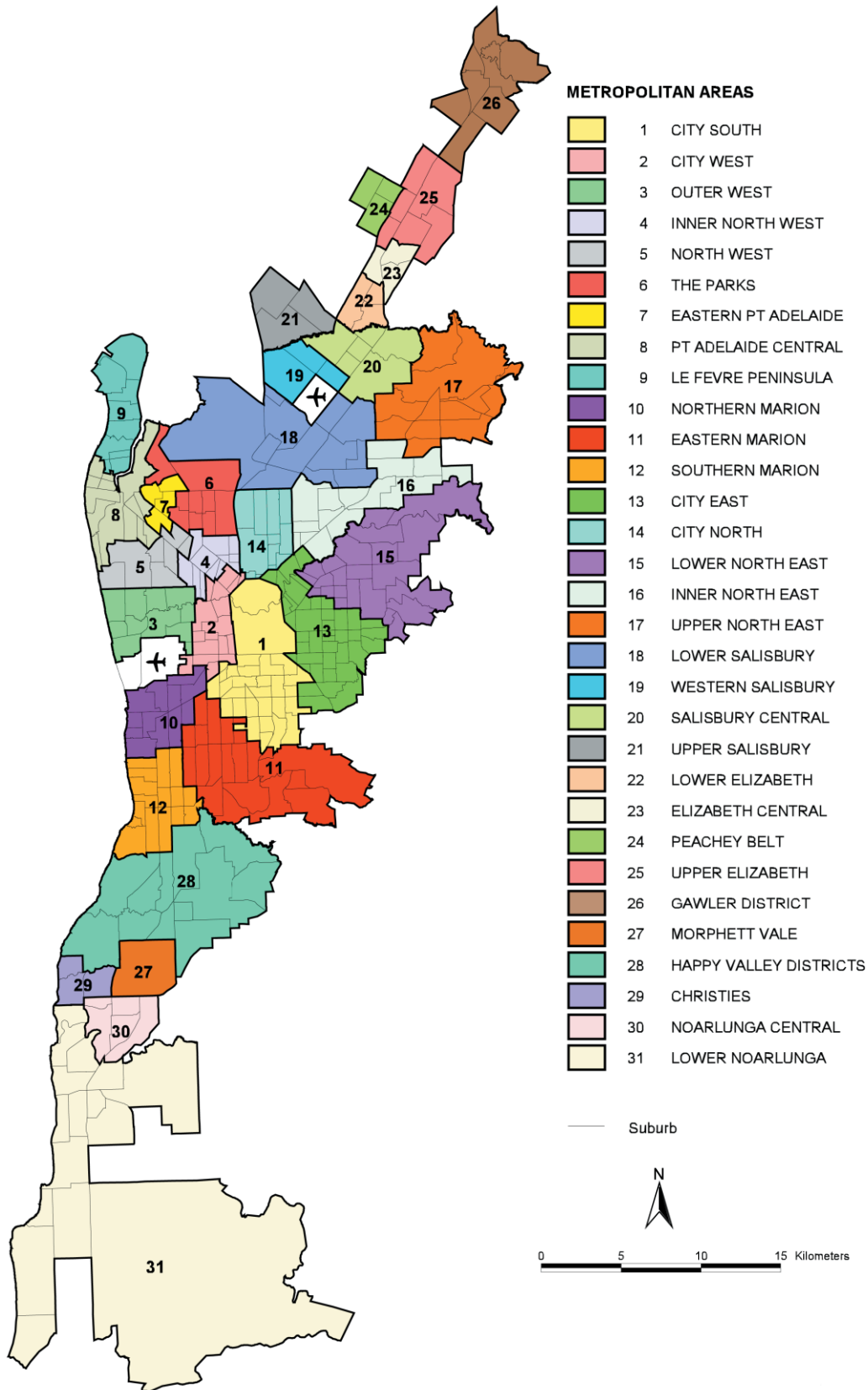
[Community housing map \(country\) \(140.9 KB PDF\)](#)

For an alternative version of these documents contact [Renewal SA](#)

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Community Housing Metropolitan Area Map



Note: The Willunga area is based on its postcode boundary not suburb boundary.

COMMUNITY HOUSING METROPOLITAN and COUNTRY SUBURBS BY AREA

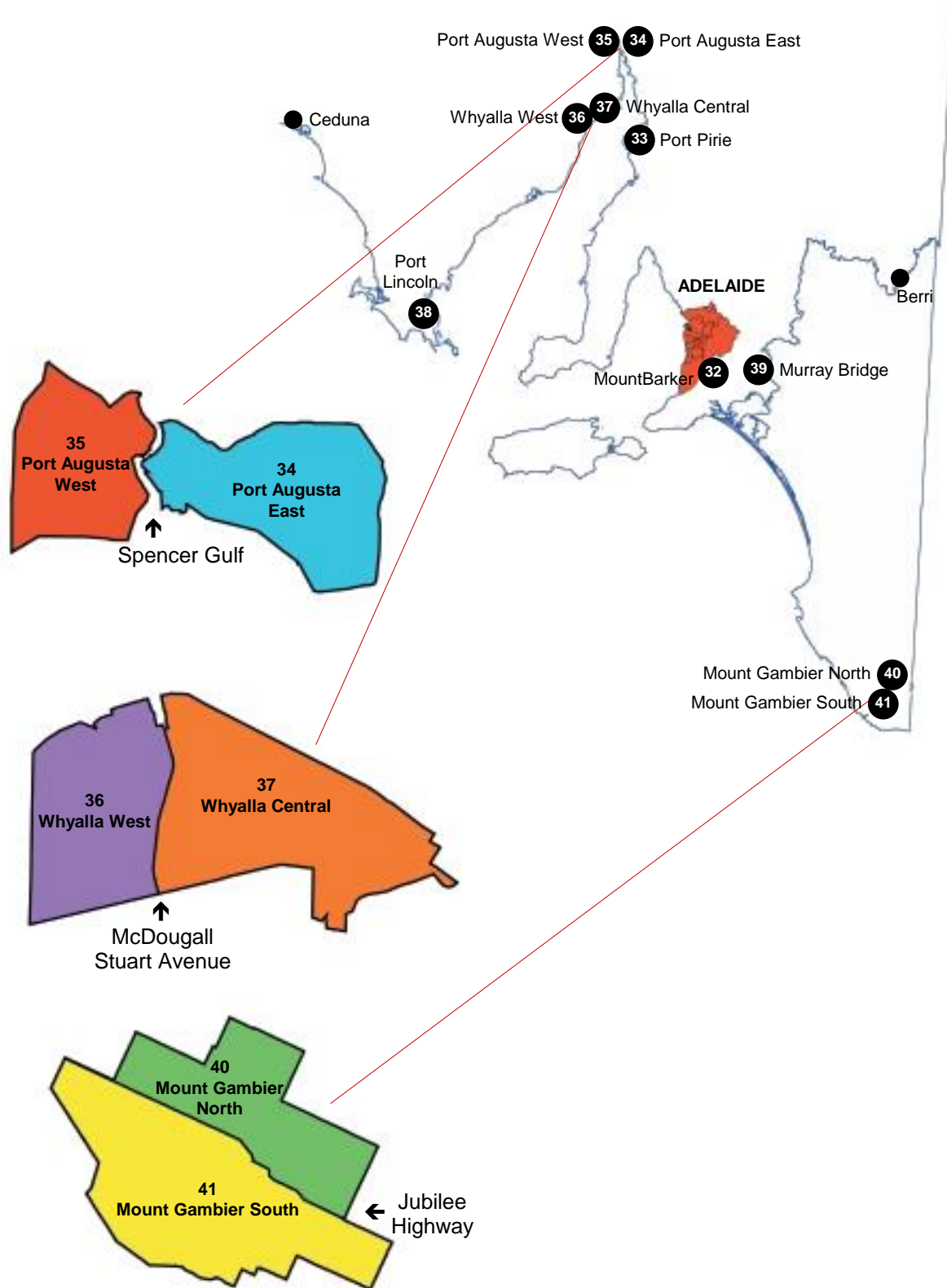
AREA 1 - CITY SOUTH ADELAIDE ♦ ASHFORD BLACK FOREST ♦ CLARENCE GARDENS CLARENCE PARK EVERARD PARK FORESTVILLE ♦ FULLARTON GLANDORE GOODWOOD ♦ HAWTHORN KINGSWOOD MALVERN ♦ MITCHAM PARKSIDE UNLEY	HENDON PORT ADELAIDE QUEENSTOWN ROYAL PARK SEMAPHORE SEMAPHORE PARK SEMAPHORE SOUTH	NEWTON PARADISE PAYNEHAM ROSTREVOR ROYSTON PARK ST MORRIS TRANMERE ♦	AREA 26 - GAWLER DISTRICT ANGLE VALE EVANSTON EVANSTON GARDENS EVANSTON PARK EVANSTON SOUTH GAWLER GAWLER EAST GAWLER SOUTH GAWLER WEST WILLASTON	AREA 39 - MURRAY BRIDGE MURRAY BRIDGE ♦
AREA 2 - CITY WEST BOWDEN ♦ BROMPTON ♦ HILTON KESWICK KURRALTA PARK MARLESTON MILE END ♦ NETLEY OVINGHAM ♦ RICHMOND ♦ THEBARTON ♦ TORRENSVILLE ♦ WEST HINDMARSH	AREA 9 - LE FEVRE PENINSULA BIRKENHEAD EXETER LARGS BAY LARGS NORTH NORTH HAVEN OSBORNE PETERHEAD TAPEROO	AREA 16 - INNER NORTH EAST GILLES PLAINS ♦ GREENACRES ♦ HAMPSTEAD GARDENS ♦ HILLCREST ♦ HOLDEN HILL ♦ HOPE VALLEY KLEMZIG ♦ MANNINGHAM ♦ MODBURY MODBURY NORTH NORTHFIELD ♦ NORTHGATE OAKDEN ♦ ST AGNES WINDSOR GARDENS ♦	AREA 27 - MORPHETT VALE MORPHETT VALE ♦	AREA 40 - MOUNT GAMBIER MOUNT GAMBIER ♦
AREA 3 - OUTER WEST BROOKLYN PARK FLINDERS PARK FULHAM HENLEY BEACH KIDMAN PARK LOCKLEYS UNDERDALE ♦ WEST RICHMOND ♦	AREA 10 - NORTHERN MARION CAMDEN PARK GLENELG GLENELG EAST GLENELG NORTH GLENELG SOUTH GLENOWRIE MORPHETTVILLE ♦ NORTH PLYMPTON PLYMPTON PLYMPTON PARK SOMERTON PARK	AREA 17 - UPPER NORTH EAST GOLDEN GROVE GREENWITH ♦ MODBURY HEIGHTS REDWOOD PARK RIDGEHAVEN SURREY DOWNS WYNN VALE	AREA 28 - HAPPY VALLEY DISTRICTS ABERFOYLE PARK ♦ HALLETT COVE HAPPY VALLEY ♦ OLD REYNELLA REYNELLA ♦ REYNELLA EAST SHEIDOW PARK ♦ TROTT PARK WOODCROFT ♦	OTHER COUNTRY TOWNS 314 - AMERICAN RIVER 101 - ANGSTON 102 - ARDROSSAN 103 - AUBURN 104 - BALAKLAVA ♦ 105 - BARMERA ♦ 108 - BERRI ♦ 237 - BLANCHETOWN 109 - BLYTH 116 - CLARE ♦ 117 - CLEVE 118 - COOBER PEDY 123 - CRYSTAL BROOK 225 - ENCOUNTER BAY ♦ 129 - EUUNDUNDA 133 - GOOLWA ♦ 133 - GOOLWA BEACH 133 - GOOLWA NORTH 133 - GOOLWA SOUTH 241 - GUMERACHA ♦ 179 - HAYBOROUGH ♦ 551 - IRON BANK 143 - KAPUNDA ♦ 246 - KAROONDA 146 - KINGSCOTE 147 - KINGSTON SE 149 - LAMEROO 288 - LANGHORNE CREEK 150 - LAURA ♦ 154 - LOXTON 158 - MALLALA 159 - MANNUM 179 - MCCRACKEN 426 - MCHARG CREEK 163 - MENINGIE 177 - MINLATON 270 - MOONTA BAY 184 - NAIRNE ♦ 186 - NARACOORTE 188 - NURIOOTPA ♦ 461 - PARNDANA 262 - PENNESHAW 197 - PINNAROO 199 - PORT ELLIOT ♦ 238 - PORT NEILL 206 - RENMARK ♦ 209 - ROBERTSTOWN 210 - SADDLEWORTH 215 - STRATHALBYN ♦ 218 - TALEM BEND ♦ 220 - TANUNDA 240 - TINTINARA 225 - VICTOR HARBOR ♦ 226 - WAIKERIE 227 - WALLAROO 228 - WAROOKA 233 - WOODSIDE 235 - YANKALILLA 236 - YORKETOWN
AREA 4 - INNER NORTH WEST ALLENBY GARDENS BEVERLEY CROYDON CROYDON PARK ♦ DEVON PARK ♦ DUDLEY PARK ♦ KILKENNY RENOWN PARK ♦ RIDLEYTON ♦ WEST CROYDON ♦	AREA 11 - EASTERN MARION ASCOT PARK BEDFORD PARK BLACKWOOD CLOVELLY PARK ♦ CRAIGBURN FARM DAW PARK ♦ EDEN HILLS ♦ EDWARDSTOWN ♦ MARION ♦ MELROSE PARK MITCHELL PARK PANORAMA PARK HOLME PASADENA ♦ SOUTH PLYMPTON ST MARYS ♦	AREA 18 - LOWER SALISBURY GEPPTS CROSS INGLE FARM ♦ MAWSON LAKES PARA HILLS ♦ PARA HILLS WEST ♦ PARA VISTA POORAKA ♦ VALLEY VIEW	AREA 29 - CHRISTIES CHRISTIE DOWNS ♦ CHRISTIES BEACH ♦ O'SULLIVAN BEACH	
AREA 5 - NORTH WEST FINDON GRANGE SEATON WOODVILLE WOODVILLE PARK WOODVILLE SOUTH WOODVILLE WEST	AREA 12 - SOUTHERN MARION BRIGHTON DOVER GARDENS ♦ HOVE OAKLANDS PARK SEACLIFF SEACOMBE GARDENS ♦ SEACOMBE HEIGHTS ♦ SEAVIEW DOWNS SOUTH BRIGHTON STURT ♦ WARRADALE ♦	AREA 19 - WESTERN SALISBURY PARAFIELD GARDENS ♦ SALISBURY DOWNS ♦	AREA 30 - NOARLUNGA CENTRAL HACKHAM ♦ HACKHAM WEST ♦ HUNTFIELD HEIGHTS ♦ NOARLUNGA CENTRE NOARLUNGA DOWNS ♦ ONKAPARINGA HILLS	
AREA 6 - THE PARKS ANGLE PARK ATHOL PARK FERRYDEN PARK ♦ GILLMAN MANSFIELD PARK ♦ WOODVILLE GARDENS WOODVILLE NORTH ♦	AREA 13 - CITY EAST MAYLANDS ♦ NORWOOD	AREA 20 - SALISBURY CENTRAL BRAHMA LODGE SALISBURY ♦ SALISBURY EAST SALISBURY HEIGHTS SALISBURY PARK ♦ SALISBURY PLAIN	AREA 31 - LOWER NOARLUNGA ALDINGA ALDINGA BEACH MASLIN BEACH MOANA OLD NOARLUNGA PORT NOARLUNGA PORT NOARLUNGA SOUTH ♦ PORT WILLUNGA SEAFORD SEAFORD MEADOWS SEAFORD RISE ♦ SELLICKS BEACH WILLUNGA	
AREA 7 - EASTERN PORT ADELAIDE ADELAIDE CHELTENHAM OTTOWAY PENNINGTON ♦ ROSEWATER ♦ ST CLAIR	AREA 14 - CITY NORTH BLAIR ATHOL ♦ BROADVIEW ♦ CLEARVIEW ♦ ENFIELD ♦ KILBURN ♦ NAILSWORTH ♦ PROSPECT ♦ SEFTON PARK ♦	AREA 21 - UPPER SALISBURY BURTON ♦ PARALOWIE ♦ SALISBURY NORTH ♦	AREA 32 - MOUNT BARKER BRIDGEWATER ♦ MACCLESFIELD ♦ MOUNT BARKER ♦	
AREA 8 - PORT ADELAIDE CENTRAL ALBERT PARK ♦ ALBERTON ETHELTON GLANVILLE ♦	AREA 15 - LOWER NORTH EAST ATHELSTONE CAMPBELLTOWN DERNANCOURT FELIXSTOW FIRLE GLYNDE HECTORVILLE HIGHBURY MAGILL MARDEN	AREA 22 - LOWER ELIZABETH ELIZABETH GROVE ELIZABETH SOUTH ♦ ELIZABETH VALE	AREA 33 - PORT PIRIE PORT PIRIE ♦ PORT PIRIE SOUTH PORT PIRIE WEST RISDON PARK	
		AREA 23 - ELIZABETH CENTRAL ELIZABETH ELIZABETH EAST ♦ ELIZABETH PARK	AREA 34 - PORT AUGUSTA EAST PORT AUGUSTA ♦	
		AREA 24 - PEACHEY BELT ANDREWS FARM ♦ DAVOREN PARK SMITHFIELD PLAINS	AREA 35 - PORT AUGUSTA WEST PORT AUGUSTA WEST	
		AREA 25 - UPPER ELIZABETH BLAKEVIEW ♦ CRAIGMORE ELIZABETH DOWNS ♦ ELIZABETH NORTH MUNNO PARA ♦ MUNNO PARA WEST SMITHFIELD	AREA 36 - WHYALLA WEST WHYALLA STUART ♦	
			AREA 37 - WHYALLA CENTRAL WHYALLA ♦ WHYALLA NORRIE	
			AREA 38 - PORT LINCOLN PORT LINCOLN ♦	

Housing Type: ♦ represents where there is also volunteer member-tenant managed providers (formerly Co-operative housing)



Community Housing

Community Housing / NRAS Country Housing Area Map



COMMUNITY HOUSING / NRAS COUNTRY HOUSING TOWNS BY AREA

NOTE: Some country towns have very few numbers of houses which rarely become available and therefore housing offers may be limited.

AREA 32 - MOUNT BARKER
ALDGATE ♦
BRIDGEWATER ● ♦
MACCLESFIELD ●
MOUNT BARKER ● ♦ ■

AREA 33 - PORT PIRIE
PORT PIRIE ● ■
PORT PIRIE SOUTH ● ■
PORT PIRIE WEST ● ■
RISDON PARK ● ■

AREA 34 - PORT AUGUSTA EAST
PORT AUGUSTA ● ■

AREA 35 - PORT AUGUSTA WEST
PORT AUGUSTA WEST ●

AREA 36 - WHYALLA WEST
WHYALLA STUART ■ ●

AREA 37 - WHYALLA CENTRAL
WHYALLA ■
WHYALLA NORRIE ● ■

AREA 38 - PORT LINCOLN
PORT LINCOLN ● ■

AREA 39 - MURRAY BRIDGE
MURRAY BRIDGE ● ■

AREA 40 - MOUNT GAMBIER NORTH
NORTH OF JUBILEE HIGHWAY ● ■

AREA 41 - MOUNT GAMBIER SOUTH
SOUTH OF JUBILEE HIGHWAY ● ■

OTHER COUNTRY TOWNS

NOTE: Each country town counts as its own area

314 - AMERICAN RIVER ●	179 - HAYBOROUGH ●	186 - NARACOORTE ●
101 - ANGASTON ●	551 - IRON BANK ●	270 - NORTH MOONTA ♦
102 - ARDROSSAN ●	140 - JAMESTOWN ■	188 - NURIOOTPA ● ■
103 - AUBURN ●	141 - KADINA ♦ ●	461 - PARNDANA ●
104 - BALAKLAVA ● ■	143 - KAPUNDA ●	262 - PENNESHAW ●
106 - BALHANNAH ♦	246 - KAROONDA ●	196 - PETERBOROUGH ■
105 - BARMERA ●	146 - KINGSCOTE ● ■	197 - PINNAROO ●
108 - BERRI ●	147 - KINGSTON SE ■	199 - PORT ELLIOT ●
237 - BLANCHETOWN ●	149 - LAMEROO ●	238 - PORT NEILL ●
109 - BLYTH ●	288 - LANGHORNE CREEK ●	206 - RENMARK ●
110 - BOOLEROO CENTRE ■	150 - LAURA ● ■	209 - ROBERTSTOWN ●
113 - BURRA ■	151 - LITTLEHAMPTON ♦	210 - SADDLEWORTH ● ■
115 - CEDUNA ■	154 - LOXTON ●	215 - STRATHALBYN ● ■
116 - CLARE ● ■	158 - MALLALA ●	218 - TALEM BEND ●
117 - CLEVE ●	159 - MANNUM ●	220 - TANUNDA ●
118 - COOBER PEDY ●	179 - MCCRACKEN ●	240 - TINTINARA ●
123 - CRYSTAL BROOK ●	426 - MCHARG CREEK ●	225 - VICTOR HARBOR ● ■
225 - ENCOUNTER BAY ●	162 - MELROSE ■	226 - WAIKERIE ●
129 - EUDUNDA ●	163 - MENINGIE ●	227 - WALLAROO ● ♦
131 - GLADSTONE ■	166 - MILLICENT ■ ●	228 - WAROOKA ●
133 - GOOLWA ● ■	177 - MINLATON ●	230 - WILLIAMSTOWN ■
133 - GOOLWA BEACH ●	180 - MOONTA ♦	233 - WOODSIDE ● ♦
133 - GOOLWA NORTH ● ■	270 - MOONTA BAY ● ♦	235 - YANKALILLA ●
133 - GOOLWA SOUTH ●	184 - NAIRNE ● ♦	236 - YORKETOWN ●
241 - GUMERACHA ■		

Housing Type: ● Association ♦ Co-operative ■ National Rental Affordability Scheme



NRAS Homes Available For Rent

Unity Housing has a large portfolio of properties as part of our NRAS (National Rental Affordability Scheme) portfolio.

Vacancies within this scheme are advertised on Realestate.com.au & can be found by using the following link:

<http://www.realestate.com.au/rent/by-hmspye/list-1>

To be eligible to apply for properties under the NRAS Scheme you need to meet tenant eligibility requirements. Please refer to the link below for more information:

<https://www.dss.gov.au/our-responsibilities/housing-support/programs-services/national-rental-affordability-scheme/national-rental-affordability-scheme-nras-household-income-indexation>

For Further information, please contact the Unity Housing NRAS Enquiry line on **08 8205 3600**.



National Rental Affordability Scheme (NRAS)

Information for tenants

What is NRAS?

The National Rental Affordability Scheme (NRAS or the Scheme) is a long term commitment by the Australian Government to invest in affordable rental housing. NRAS provides people on low to moderate incomes with an opportunity to rent homes at a rate that is at least 20 per cent below market value rent.

NRAS homes are **not** social housing — they are affordable private rental homes.

Homes can range from studio apartments right through to family homes, and are located where affordable rental accommodation is most needed, especially in areas where employment, schools and other services are available nearby.

NRAS homes may remain in the Scheme for up to 10 years provided they continue to meet eligibility requirements.

NRAS tenants have the same rights given to all tenants under the relevant residential tenancy law in the State or Territory where the property is located.

Who is eligible to rent an NRAS property?

NRAS rental homes are available to low and moderate income Australians – people who may find it hard to pay market rental rates.

To be eligible to rent an NRAS property, potential tenants:

- will need to provide the tenancy manager with evidence of their gross income for the previous 12 months before the day they enter the dwelling, both with their initial application and every year afterwards; and
- must not exceed the income limits for their household type by more than 25 per cent over two consecutive years.

The total income of the all tenants of an NRAS rental property is used to calculate the overall household income for that property.

How can I apply to rent an NRAS property?

The Australian Government **does not** select or manage NRAS tenants or maintain a waiting list for homes supported by NRAS. You can apply to rent an NRAS property through an NRAS approved participant or their tenancy manager in your State or Territory. The list is available on the [Department of Social Service website](#).

If you live in Queensland, Potential tenants need to register with the Queensland Government. To register, complete the [National Rental Affordability Scheme \(NRAS\) tenant application form](#) or contact 13 QGOV (13 74 68).

Who manages the NRAS tenancy?

NRAS tenancy managers are selected by the NRAS approved participant and may be a real estate agent, a housing organisation or other approved manager. An NRAS approved participant may also manage tenancies itself rather than engaging a third party to do so.

The NRAS tenancy manager is required to perform functions such as:

- assessing initial and on-going tenant eligibility through appropriate written evidence, such as payslips, employer contact details etc., and determining the gross household income for the 12 months prior to the day on which the household would become tenants;
- maintaining waiting lists for NRAS homes;
- determining the rents charged to tenants;
- providing appropriate property management and maintenance functions; and
- managing the on-going tenancy.

What are the income limits for NRAS tenants?

The gross income limits for eligible households to rent NRAS homes are specified in the NRAS Regulations. Note that because these levels are subject to indexation, current levels are different to the figures that were initially specified in the Regulations. Information on current, indexed thresholds is available below. For NRAS purposes, a household is considered to be all tenants of the dwelling. Therefore, the income of all residents will be included in the assessment of the gross income of the household.

The 2017-18 household income eligibility limits are:

Household composition	Household income limit (\$)	Existing tenant income limit (\$)
One adult	49,547	61,934
Two adults	68,501	85,627
Three adults	87,455	109,319
Four adults	106,409	133,012
Sole parent with one child	68,548	85,685
Sole parent with two children	84,983	106,229
Sole parent with three children	101,418	126,773
Couple with one child	84,936	106,170
Couple with two children	101,371	126,714
Couple with three children	117,806	147,258

After you have commenced tenancy in an NRAS dwelling, if your annual household income exceeds the applicable household income limit by 25 per cent or more in two consecutive years, you will cease to be an eligible tenant. This does not necessarily mean that you will be evicted; it just means that the approved participant will no longer be entitled to receive incentives under the Scheme in relation to your rental dwelling. You will still have rights under your lease and the residential tenancy laws of your State or Territory.

There is no asset test used to determine tenant eligibility, except in Queensland. For more information contact the Queensland Government on 13 QGOV (13 74 68).

In other States or Territories, where a tenant receives a one-off lump sum payment (for example, a lottery win or inheritance), only the income earned from investing the lump sum would be assessed as income, that is, income from interest or dividends.

Your continuing eligibility needs to be assessed each year by the approved participant. The approved participant will request evidence of your annual income; they may also request other information, including the number and ages of people living in the house. They require this information to satisfy the Australian Government that they continue to meet all conditions of allocation under the Scheme in relation to your rental dwelling.

What rights do I have as a tenant?

All NRAS approved participants must comply with the residential tenancy law and tenancy and property management regulations in the State or Territory in which the property is located.

As with any rental property, you should sign a rental agreement or lease, which will be subject to the laws of the State or Territory in which the property is located.

If you have any problems with your tenancy, you should first speak with your tenancy manager. If you are unable to resolve an issue:

- you are encouraged to contact the relevant State or Territory agency which is responsible for administering residential tenancy laws;
- you can also find tenant advisory services in your State or Territory.

Any eviction must also be in accordance with the applicable State or Territory residential tenancy laws and the terms of your lease.

Note: The Australian Government is not involved in placing tenants or any on-going tenancy management issues.

More information

For more information visit: www.dss.gov.au/nras.

An introduction to UNITY HOUSING



Unity Housing is South Australia's **largest** and **most experienced** community housing provider.

Since the 1980s we have been dedicated to providing **affordable** and **sustainable** homes for South Australians on low incomes, who are vulnerable, at risk of experiencing homelessness, or living with a disability.

Attuned to the **changing needs** of people in communities around the state, everything we say and do is founded on our values and the belief that **everyone has the right** to live in homes they **can afford** in places they choose.

Our **high occupancy rates** are a key indicator that we have created a successful housing model.

We provide more than 2,900 units of accommodation, housing more than 4,400 people each night.

Our **tenants** remain at the **core of all we do**. Our growth is achieved through **delivering a responsive and professional service** to the many disadvantaged and marginalised people who are **accommodated by Unity Housing** each night.

OUR PURPOSE

We provide **affordable, safe and secure homes for South Australians on low incomes. We build partnerships to create tenancies that promote viable and sustainable communities.**





Unity Housing is an independent, not-for-profit state-wide organisation with the capacity to deliver at scale and increase the supply of affordable housing for families and individuals on low incomes in South Australia.

A Partnership Model is the basis for our approach, with formal links to support partners that ensure successful tenancies.

We have a long and strong history of providing housing to some of the most vulnerable people in our community, having built a reputation as a leader in the sector through continuous improvement, evidence-based practice and innovation.

We manage more than \$700 million of housing with a staff of more than 90 operating out of seven regional offices across SA.

We seek to build balanced and functional communities through our diverse housing portfolio of low income, affordable and high needs housing. We deliver a continuum of housing options including:

- a boarding house program that provides an entry point for highly vulnerable people into low cost, safe and secure accommodation;
- a community housing program that offers accommodation to people on low incomes, living with a disability or experiencing homelessness; and
- an affordable housing portfolio that provides opportunities for people who may not otherwise be eligible for subsidised housing.

Having delivered \$80 million in housing development in South Australia over the past six years, we have established our capacity as a successful developer.

Tenants remain at the core of all we do, and our growth has been achieved in the context of delivering a responsive and professional service to the many vulnerable adults who are accommodated by Unity Housing each night.

We have also continued to develop successful and long-standing partnerships with more than 40 organisations that provide support to our tenants.

The quality services provided by these support partners ensure the best possible outcomes for our tenants.

Unity Housing strives for best practice in the delivery of our housing services, and has devoted significant time and resources to meeting established benchmarks for best practice in organisational governance, management and service delivery.

We are registered under the National Regulatory System as a Tier 1 provider, and accredited to the National Community Housing Standards.

With more than 30 years of successful experience in the coordination of housing and support services, we adopt a pro-active role in ensuring successful tenancies.

All Unity Housing tenants can feel confident that they are well informed, welcomed, respected and supported.

**We welcome
your enquiries.**

Phone us on
08 8237 8777.

www.unityhousing.org.au

HOW TO APPLY FOR BOARDING HOUSE ACCOMMODATION

Unity does not take self-referrals from the public. All applicants must be referred by a support agency or homelessness support service with which you are a client.

You can download an application form from www.unityhousing.org.au or contact a support agency or homelessness support service and become a client of that agency. Please fill in the application form in conjunction with your support worker before returning it to us via email, post or in person (contact details are listed on the back of this brochure).

We have a clear and fair allocation process that takes the needs of individuals into account.

The process of assessing your application will include an interview to determine your suitability for boarding house accommodation.

If approved, you will be advised when a suitable vacancy arises. If offered accommodation you will need to pay a two-week bond and one week's rent in advance and your rental payments will need to remain in advance for the duration of your tenancy. Housing SA may help with this.

To find out more you can:

- 1 call** 08 8232 5459 to speak with a Tenant Services Officer
- 2 email** theterrace@unityhousing.org.au
- 3 visit** www.unityhousing.org.au



The Terrace Boarding House
260 South Terrace Adelaide SA 5000
T 08 8232 5459
F 08 8232 4582
E theterrace@unityhousing.org.au

IF YOU ARE HOMELESS THESE CONTACTS MAY ASSIST YOU

HOMELESSNESS GATEWAY SERVICE

T 1800 003 308

For families and single people who are homeless or at risk of being homeless.

YOUTH GATEWAY

T 1300 306 046 or freecall 1800 807 364

For young people aged 15 to 25 years.

THE DOMESTIC AND ABORIGINAL FAMILY VIOLENCE GATEWAY SERVICE

T 1300 782 200 or freecall 1800 800 098

For women who have experienced or are experiencing domestic violence; women and children who are homeless due to domestic violence; single homeless women over 18 years.

AFTER HOURS CRISIS CARE

T 131 611

Crisis Care is the after-hours service provided by qualified Families SA social workers. The state-wide service operates from 4pm to 9am on weekdays and 24 hours on weekends and public holidays.

HUTT STREET CENTRE

T 08 8418 2500

Offering showers; laundry facilities; visiting health professionals; an aged city living program for older clients; recreation activities; education and training; legal aid and assistance.



UNITY'S BOARDING HOUSES



This brochure provides information about Unity's boarding house options.

Unity Housing is South Australia's largest and most experienced community housing provider, dedicated to providing safe, secure and affordable accommodation for people on low incomes; who are vulnerable; at risk of experiencing homelessness; or living with disability.

Boarding houses are an entry point into housing. They provide housing for single people and usually have shared common facilities with a private bedroom and sometimes an en-suite bathroom.

Unity's boarding houses do not provide emergency and crisis accommodation or case management services.

Depending on the type of accommodation, applicants may experience a waiting period. If you need immediate accommodation you should approach your local Housing SA office or contact the Homelessness Gateway Service on 1800 003 308.

You can also ask for a copy of Unity's brochure called *About Unity and Our Services* or download it from www.unityhousing.org.au. Alternatively, if you ring 08 8237 8777 we can send you a copy.



BOARDING HOUSE LOCATIONS

Unity has four boarding houses located in the inner city of Adelaide:

The Terrace is a mixed gender site with 95 rooms (staffed 24/7)



Citi Hall is a male-only site with six rooms



Gilles Lodge is a female-only site with 11 rooms



Hurtle Square is a female-only site with five rooms



THE TERRACE LIAISON WORKER

A friendly and useful service for Unity's boarding house tenants.

The Terrace Liaison Worker is based at The Terrace and is open to boarding house tenants whose tenancy support is primarily provided by a NAHA funded support agency such as Hutt St Centre, Catherine House and OARS. Unity staff can assist interested people to determine their eligibility to participate.

The aim of this service is to link tenants to services and help them maintain their relationship with their existing support service. This does not include assistance with personal care or transportation.

The role of the Terrace Liaison Worker is to support people who are having difficulties managing their tenancy, and offer short-term assistance in the following areas:

- Social and interpersonal skills
- Independent living skills including money management
- Health and wellbeing

- Information and referral to longer-term housing options, recreation and social activities.

The Terrace Liaison Worker can make referrals to other services, and organises activities at the boarding houses and in the community such as:

- Community art projects and a regular art group
- Financial counselling
- Housing information and referral
- Tenant engagement and community participation events
- Gardening activities
- Contributing to the tenant newsletter
- Pastoral care group sessions in partnership with Hutt St Centre
- Social activities such as barbecues

Our boarding house accommodation is predominantly for single adults, with a small number of double rooms available.

