

PRESS RELEASE

Cureus starts construction of the “Haus Victoria” Life and Health Centre for WH Care in Gnarrenburg

- **Construction starts on the new Hindenburgstraße/Dahldorfer Straße development in Gnarrenburg**
- **112 barrier-free single rooms for inpatient and short-term care**
- **In-house public restaurant, hair and podiatry salon, laundry, therapy room, nursing bath**
- **Completion scheduled for spring 2023, designed and built to modern standards and KfW 40 energy-efficiency specifications**
- **WH Care will operate the Gnarrenburg centre, creating c. 66 new and secure jobs**
- **Cureus – an integrated care home property company – will integrate the new facility into its property portfolio**
- **Cureus properties are designed to meet the needs of residents**

Hamburg/Garbsen/Gnarrenburg, 22 October 2021. Cureus GmbH has received the building permit and announced the start of construction of the “Haus Victoria” Life and Health Centre in Gnarrenburg, north of Bremen. The new care facility will be operated by WH Care, a nationwide specialist in the operation of life and health centres. The property will remain in the Cureus portfolio upon completion.

Cureus is developing the “Haus Victoria” Life and Health Centre with 112 care places for long- and short-term inpatient care on a 4,900-square-metre section of the site on Hindenburgstraße/Dahldorfer Straße in 27442 Gnarrenburg. Completion is scheduled for spring 2023.

Rainer Gloy, Project Developer for the Gnarrenburg development area on Hindenburgstraße/Dahldorfer Straße: “The aim is to revitalise the derelict plot of land in the centre of Gnarrenburg, directly opposite the church, with several, attractive new buildings. In close collaboration with the municipality, we recently amended the development plan. The “Haus Victoria” Life and Health Centre with 112 care places is now being built on the site and, once it is finished, will be a real architectural highlight on Hindenburgstraße. The site will also be home to a physiotherapy practice and barrier-free residential units, which are going to be built by other developers in separate construction phases”.

“We are seeing a steady increase in demand for modern care places in the region and are ready to meet this demand with our new building, which is designed and built according to our system care homes standard”, says Henning Koch, Project Manager at Cureus. “We are now starting earthworks and will then start construction of the basement. After only one and

a half years of construction, we are planning to hand over the “Haus Victoria” building to its future operator in spring 2023. WH Care is an experienced partner with a strong reputation for the provision of modern, personalised care”.

“We are looking forward to opening the new facility Gnarrenburg”, says Marcus M. Mollik, Managing Director of the WH Care Group. “Our life and health centres set us apart from other senior care and housing operators. We create an atmosphere of wellbeing for our residents that is life-affirming and optimistic. And this is precisely what awaits residents in Gnarrenburg. Our vision is about much more than providing high-quality care: we also great value on providing a sense of purpose, cultivating relationships and making a difference in people’s lives”. WH Care also prioritises the wellbeing of its employees, recognising their commitment and creating a modern working environment. Around 90 new and secure long-term jobs will be created in Gnarrenburg. Interested parties and applicants can contact us now at info@wh-gnarrenburg.de. "Loving life together" is the motto of the house - we are looking forward to this.

Modern life and health centre with social living groups

The U-shaped building with a partial basement is being designed and built with three-storeys and in keeping with the slight slope of the site. A total of around 6,000 square metres of barrier-free gross floor area are being developed in accordance with the KfW 40 energy-efficiency standard. The modern, rectilinear facade will be partially clinkered and its light colour scheme will blend in perfectly with the surrounding buildings. With a building height limit of 10.5 metres and appropriate distance and noise reduction measures to Hindenburgstraße, the new building will satisfy the unique requirements of the location.

The “Haus Victoria” Life and Health Centre will accommodate a total of 112 modern, generously proportioned single rooms, 56 of which are not only barrier-free but also fully wheelchair accessible. On the ground floor, behind the welcoming, hotel-style entrance area with reception and foyer, residents and visitors will have access to a hair and podiatry salon, a separate lounge and a spacious restaurant with fresh cuisine and terrace. The ‘open house’ concept ensures that neighbours and guests will always be welcome to socialise with residents, thereby establishing links with the local community. The building will also have its own in-house laundry facilities.

The rooms in the “Haus Victoria” building are all single rooms, each with its own bathroom. Residents will have the option of furnishing the rooms themselves, allowing them to add their own personal touches and create a more familiar environment. The “Haus Victoria” building is divided into six living groups, two on each floor. The living group concept is intended to ensure a family-like atmosphere. Each living group has an attractively designed common room at its heart, with a kitchen, dining area and terrace, roof terrace or balcony, all of which will strengthen social contacts among the residents.

Ideal location and optimal accessibility

The “Haus Victoria” Life and Health Centre is set in the very heart of Gnarrenburg. As well as being moments from the surrounding greenery and countryside, the centre is also just a few minutes’ walk from shops, the local church, doctors and a range of social amenities. The nearby bus stop and railway station conveniently link Gnarrenburg with other towns and communities in the surrounding area. In addition, ten bicycle parking spaces and 20 car parking spaces – two of which are fully accessible – will be created on the new centre’s grounds, thereby ensuring optimal accessibility for visitors and nursing staff. Residents can also use the park-like outdoor facilities to exercise, relax and socialise.

Cureus proprietary standard guarantees best-in-class construction

“Haus Victoria” is designed and built in accordance with the Cureus standard for system care homes. This standard is based on exacting and uniform quality standards and is oriented to the needs of all stakeholders, including care home operators and residents. Care homes built to the Cureus standard are optimised in all respects. This concerns, for example, the size and arrangement of rooms to optimize space and walkways. Cureus care homes are also designed and equipped for maximum utility: interior corridors benefit from as much daylight as possible, every room has floor-to-ceiling windows that provide attractive views of the surrounding area, and the modern bathrooms and window fronts follow the same standardised system approach. Each complex’s architecture and facade incorporate individual touches and are constructed to the highest quality standards, integrating seamlessly into their surroundings. The Cureus system approach also prioritises sustainability, both in terms of a care home’s long-term economic viability and its impact on the environment. All Cureus care homes are, for example, constructed in accordance with the KfW 40 energy-efficiency standard, while the bulk procurement of floor coverings or elevator systems, for example, ensures cost synergies and long-term maintenance contracts covering several properties also reduce costs for care home operators. The constant review and optimisation of the Cureus system care home standard guarantees the construction of care homes that truly meet demand.

Images of the project



Image title: Visualisation Lebens- und Gesundheitszentrum “Haus Victoria” Gnarrenburg, Lower Saxony, a project of Cureus GmbH
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Cureus GmbH

About Cureus GmbH

Cureus GmbH is based in Hamburg and is an integrated property companies with special expertise in the German care home sector with more than 15 years of experience and a team of c. 130 employees developing and managing properties for the Cureus portfolio. Cureus has developed an innovative new standard for full inpatient care and assisted living facilities, which can be implemented as a scalable, location-agnostic solution. Aligned to both current legislative requirements and the needs of operators and residents, the senior residences and care homes developed by Cureus GmbH establish new, uniform standards and represent a highly efficient product that combines greater cost effectiveness in care with improved quality of living and service. <https://cureus.de/en>



About WH Care Holding GmbH

WH Care Holding GmbH operates 15 life and health centers with around 1,200 employees, and six further sites are currently under construction. Life and health centers stand for the promotion of well-being in old age. The headquarters of WH Care Holding GmbH is located in Garbsen, Hanover. For more information on our life and health centers, please visit: www.wh-care.de

About Project Development Rainer Gloy e.K.

The project development company specializes in the development of residential and commercial real estate. Founded by owner Rainer Gloy in 1999, the company develops concepts for large-scale residential and commercial developments in cooperation with investors. All aspects of project development are taken into account - from the acquisition of suitable plots of land to the leasing of the properties and the obtaining of building rights. Geographically, the company's work focuses on Lower Saxony, Hamburg, Bremen and Schleswig-Holstein. In addition, interesting properties in other regions of Germany are also examined. <https://www.projektentwicklung-gloy.de/>