

## PRESS RELEASE

# **Cureus announces completion of Belia Seniorenresidenz Mönchengladbach with 80 care places**

- **New senior residence provides 80 care places for full, short-term and respite care**
- **Public restaurant, hair salon, laundry and therapy room**
- **Property built to the highest modern standards and KfW 40 energy-efficiency specifications**
- **Residence will be operated by Belia Seniorenresidenzen**
- **Cureus – experienced specialist for care real estate – will integrate the new residence into its own portfolio**
- **Residence due to open in October 2021, some care places are still available**
- **c. 70 new and secure long-term jobs will be created**

**Hamburg/Winsen (Aller)/Mönchengladbach, 1 September 2021.** Cureus GmbH has completed the Belia senior residence in Mönchengladbach at Roermonder Str. 146, 41068 in the Waldhausen district of Mönchengladbach and handed the property over to the operator Belia Seniorenresidenzen. After almost two years of construction, the modern building complements the architecture around Hensenplatz at the centre of the neighbourhood and further enhances the cityscape.

“With the completion of our senior residence, a little more peace and quiet is now returning to Hensenplatz, whose residents have had to live through many development and conversion projects in recent years”, says Dipl.-Ing. Architect Rüdiger Baum, Project Manager for Cureus. “Having successfully completed the construction works, we would of course like sincerely thank everyone who has been involved in the project and wish the new residents at Hensenplatz and our long-standing professional operating partner Belia Seniorenresidenzen a wonderful future in the new senior residence”.

Andreas Anspach, Managing Director of Belia Seniorenresidenzen: “We are very excited about this new residence and its location. We look forward to welcoming visitors to our residence from October 2021. Our ‘open house’ concept means that amenities such as the restaurant and the hair salon will be open to the public, giving our residents the opportunity to participate in goings-on in the neighbourhood. As with every Belia residence, we aspire to

create an environment that encourages interaction, community and sociability among people in need of care”.

### **Care places still available – staff applications also welcome**

Belia Seniorenresidenz Mönchengladbach still has a few care places available for basic to intensive care patients and short-term care. The team at the residence would be happy to provide advice. Viewings can, of course, take place in accordance with the health and safety measures agreed with the public health department. Please call (05143) 9810633 or send an email to [info@belia.de](mailto:info@belia.de).

The new residence is also creating around 70 new and secure long-term jobs. Interested applicants can also contact Belia at [bewerbung@belia.de](mailto:bewerbung@belia.de) or find out more online ([www.belia.de](http://www.belia.de) > Careers).

Due to the current pandemic restrictions, it is unfortunately not possible to organise an opening ceremony with residents, staff, neighbours and interested parties.

### **Details of Belia Seniorenresidenz Mönchengladbach**

Since summer 2019, construction has been underway on a modern, high-quality senior residence on an approx. 1,600-square-metre site between Hensenweg, Wienefeldstraße and Roermonder Straße. The residence’s developer, Cureus GmbH, designed the building to ensure that it seamlessly complements the design of the neighbourhood, as well as meeting all the requirements of the stringent KfW 40 energy-efficiency standard. The property is sustainably heated via a combined heat and power unit (CHP), which also generates electricity.

Inside, around 4,350 square metres of welcoming, barrier-free living and communal space extend over a basement with parking garage, three full storeys and a recessed top storey. There are 80 single rooms, each with its own bathroom, divided into seven living groups. Each living group has its own kitchen with a cosy meeting zone for social interaction. The two living groups on the ground floor are specially equipped for the daily routine of dementia patients and offer direct access to the garden, which is tailored specifically to dementia patients’ needs. The garden’s paths, for example, are laid out in a spiral so that residents can move around safely even without supervision.

There is also a restaurant with a terrace and freshly prepared meals, which will welcome residents, guests and the public on the ground floor, thus opening up the building to the neighbourhood. Therapy rooms, a wellness and care bath, a lounge and a fireside lounge with library, a hair salon and an in-house laundry round off the amenities available to residents in the high-quality, hotel-style ambience.

The inner courtyard features an attractive garden on the roof of the underground car park with a spacious sun terrace. The courtyard enhances the atmosphere for all residents and provides exercise facilities and quiet zones, including raised flowerbeds and fruit trees.

The underground car park has room for 13 cars and includes a number of fully accessible parking spaces, as well as spaces for bicycles, wheelchairs and walkers.

### **Vibrant location with outstanding transport connections**

Located on one side of the redesigned Hensenplatz and in close proximity to the traditional Hensen brewery and beer garden, Belia Seniorenresidenz Mönchengladbach benefits from its attractive location in the Waldhausen district, northwest of the centre of

Mönchengladbach. This is a great place to live and meet up, boasting a wide range of restaurants and doctors, as well as a supermarket and a bakery. With a bus stop directly in front of the residence and on-site car parking spaces on the premises, residents, visitors and staff are guaranteed optimal transport connections.

### **Cureus standard guarantees the highest quality**

The new Belia Seniorenresidenz Mönchengladbach has been 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 project Seniorenresidenz Mönchengladbach, North Rhine Westphalia, a project of Cureus GmbH

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### **About Belia Seniorenresidenzen GmbH**

Belia stands for "Better living in old age". This means living self-determined and according to one's own habits in a warm and protected atmosphere. Belia creates living spaces of encounter, community and sociability for people in need of care and assistance and attaches particular importance to maintaining family and regional network structures. The company operates senior residences, home-sharing and day-care facilities in the Ruhr region and the Lower Rhine area. All facilities have good accessibility, a lively infrastructure and modern architecture. Single rooms and top facilities for the benefit of our residents, employees and guests are a matter of course for the company. [www.belia.de](http://www.belia.de)

### **About Cureus GmbH**

Cureus GmbH is based in Hamburg and is one of the leading integrated property companies in the German care home sector with more than 15 years of experience and a team of c. 120 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>

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