

GRAND OAKS



MBK SENIOR LIVING



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Grand Oaks is nestled in the heart of Thousand Oaks and boasts 115 luxurious, full-service senior apartment homes. This spectacular three-story Tuscan style residence is situated on approximately three acres of land and features exquisite manicured grounds, lush tranquil gardens, a heated swimming pool, state-of-the-art putting green, fitness center, and more.

LOCATED IN THE HEART OF THOUSAND OAKS

Imagine a lifestyle where every day feels like a vacation. A home where you are surrounded by an extended family of friends and caring staff. Days filled with entertaining social activities. Or days of quiet relaxation in the privacy you desire. Finally, imagine all of this in a luxuriously appointed, resort-style residence.



Defining the lifestyle...



Welcome to Grand Oaks

Thank you for visiting Grand Oaks, an MBK Senior Living community. We pride ourselves on providing active, independent opportunities for residents, and peace-of-mind for their families.

Within our community you'll find staff and residents in love with what they do. Our staff is dedicated to providing quality service to residents and families, while residents enjoy the amenities and activities provided. Realizing residents' needs change, we offer both Independent and Assisted Living, with services designed to meet those needs and exceed expectations.

If there is anything I can do to make your visit with us more comfortable, please do not hesitate to ask. Thank you for considering Grand Oaks Senior Living.

Welcome Home,

Executive Director

INDEPENDENT LIVING

Grand Oaks has long held the reputation of being Thousand Oaks' preferred full-service retirement community. Designed with your comfort and satisfaction in mind, our community reflects years of experience and dedication to superior senior living.

Nestled in the heart of Thousand Oaks, our spectacular three-story Tuscan style residence is situated on three acres with beautifully landscaped gardens. But beyond the obvious, resident care and delivery of service are top of mind for staff and caregivers. From spacious apartments and landscape maintenance, to planned activities and quality meals, no detail is overlooked.

SERVICES & AMENITIES INCLUDE:

- *Elegant restaurant-style dining*
- *Meals prepared by our on-site chef*
- *Beautiful dining room for private gatherings*
- *24-hour staffing*
- *All utilities (except telephone)*
- *Basic cable television*
- *Apartment home maintenance*
- *Weekly housekeeping*
- *Daily housekeeping**
- *Full-time activities program*
- *Grand parlor with piano*
- *Theater with surround sound*
- *Putting green*
- *Comfortable lounges for reading & socializing*
- *Library with cozy fireplace and computer stations*
- *Billiards room*
- *Chapel*
- *Full-service beauty salon**
- *Heated swimming pool*
- *Landscaped gardens & sitting areas*
- *Fitness center*
- *Complimentary laundry facilities*
- *Scheduled transportation*
- *Private mailboxes*
- *Reserved parking*
- *Pets welcome*

** Available for an additional cost*

In the interest of continuing product improvement, MBK Senior Living reserves the right to change prices, floor plans, features, specifications, services and maps without prior notice. Models do not reflect racial preferences. All renderings, maps and plans are artist's conception and are not to scale. All square footages are approximate. Some options and services may not be available in all plans or communities. See our Director of Marketing for details.

SERVICES & AMENITIES
INCLUDE:

Medication management

Assistance with bathing, dressing & grooming

Escorts to meals and activities

Bathroom assistance

Weekly housekeeping

Additional services available

Campus services & amenities

ASSISTED LIVING

Residents requiring assistance with activities of daily living will find Grand Oaks' Assisted Living program the perfect solution for their needs. Supportive services are tailored to each resident so they can continue to live an active and independent lifestyle in a beautifully appointed apartment home.

Our professional team of caregivers includes health service professionals, certified nurse assistants, and personal care providers dedicated to delivering a high level of service to residents and families. Caring for your loved one is an honor; one we do not presume to do without your input or feedback. All residents receive an individual needs assessment by our Director of Health Services prior to move-in.

RESPITE CARE

When you are involved in providing care for a loved one's needs, it's easy to neglect your own health and well being. Grand Oaks offers short-term care in a warm, inviting and stimulating atmosphere. Your loved one will be graciously cared for while you take a much needed break for your own rest and rejuvenation.

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APARTMENT HOMES INCLUDE

Apartment Home Maintenance

Emergency Response System

Plush Wall-to-Wall Carpeting

Designer-Selected Vertical Blinds

Spacious Kitchen and Kitchenette

Washer/Dryer Hookups (in select floor plans)

Convenient Safety Support Bars in Bathroom

Closet and Storage Space

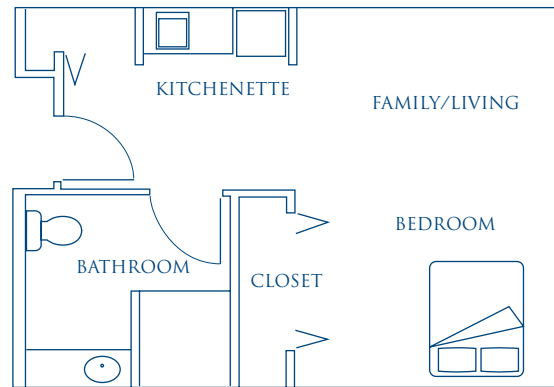
Sprinkler System

Smoke Alarm

Patio/Balcony (in select floor plans)

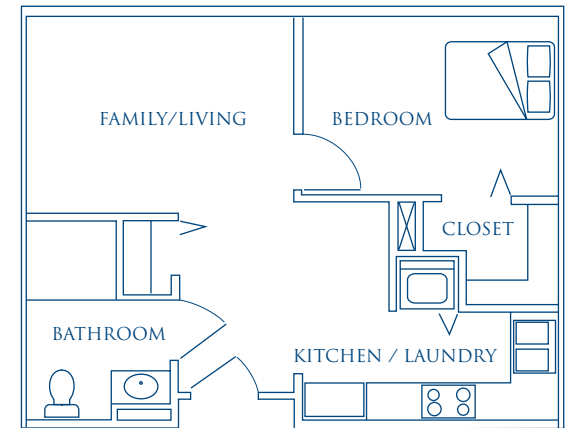
STUDIO APARTMENT HOME

Approximately 408 to 495 Square Feet



ONE BEDROOM APARTMENT HOME

Approximately 466 to 610 Square Feet



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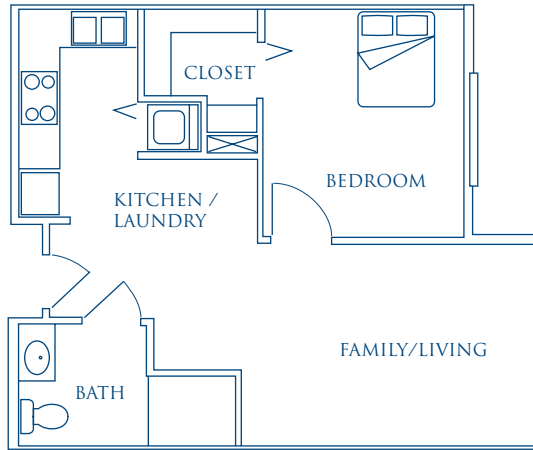
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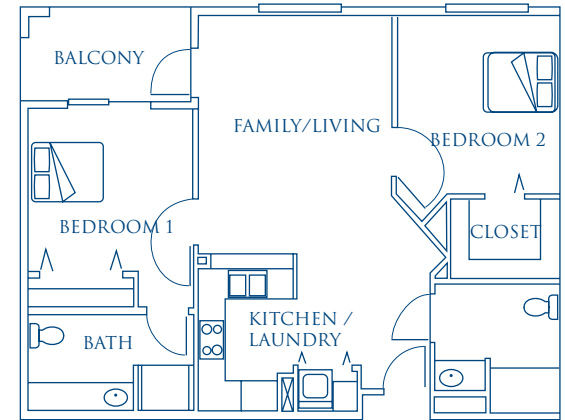
DELUXE ONE BEDROOM

Approximately 550 to 652 Square Feet



DELUXE TWO BEDROOM

Approximately 770 to 1,002 Square Feet



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MBK SENIOR LIVING

MBK Senior Living is a company rich in tradition, and proud to offer today's seniors an alternative to typical retirement living. Serving the Senior Population since 1986, MBK Senior Living has developed a reputation for exceeding the quality, service and care expectations of those they serve.

Headquartered in Southern California, MBK Senior Living has communities throughout the Western United States, and is dedicated to be the senior living provider of choice in each market that they serve.

The associates that work at MBK Senior Living have a great passion for what they do. They're inspired people that are committed to deliver services with integrity, dignity and compassion. Through its training and dedication, MBK Senior Living works together to fulfill its Pursuit, Purpose, Principles and Core Values.

For more information on MBK Senior Living, visit www.MBKSeniorLiving.com.

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MBK SENIOR LIVING

Our Pursuit

“To be the senior living provider of choice in each market we serve”

Our Purpose

“To exceed the quality, service and care expectations of those we serve”

Our Principles and Core Values

CUSTOMER FOCUS

Exceeding our customer expectations and enriching the lives of those we serve stands above all other values and requires:

- Well-designed, high-quality senior living communities in desirable locations
- Service programs that meet the changing needs and expectations of seniors and enhance independence, individuality, self-esteem and happiness
- Care that is delivered with integrity, dignity and compassion
- Effective and responsive communication to concerns and questions
- Building customer trust and loyalty by delivering on our promises

INSPIRED PEOPLE

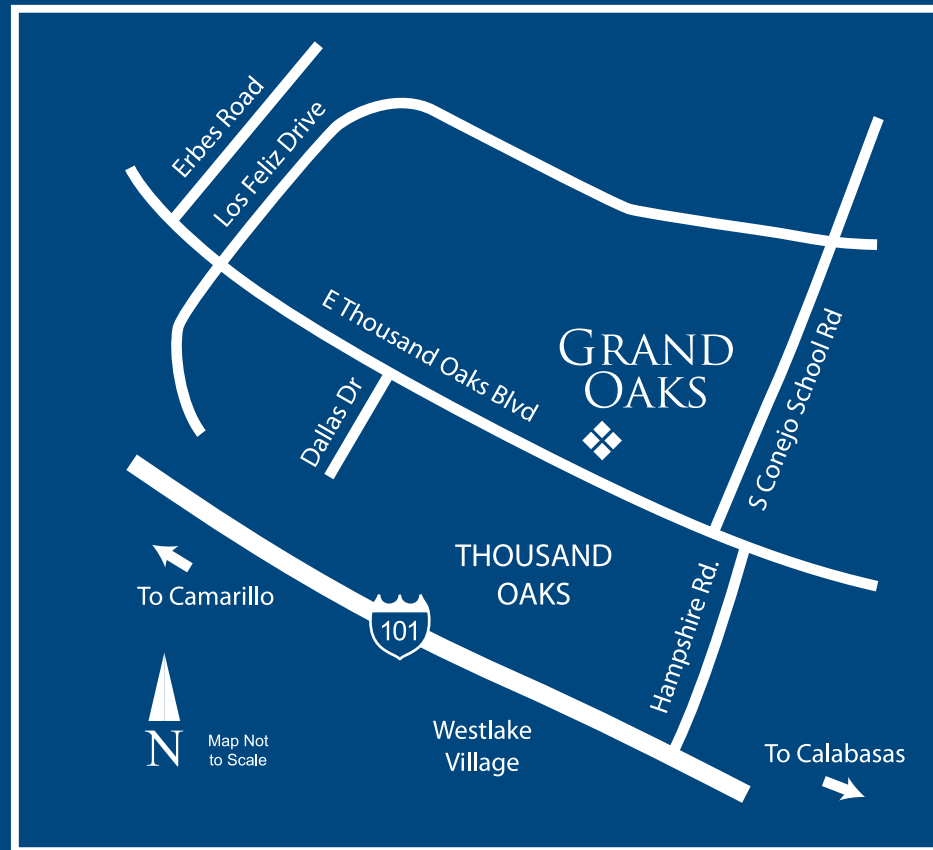
Our purpose will be achieved through inspired people, operating in a culture based on:

- Mutual Trust and Respect
- Open Communication
- Teamwork
- Positive Work Environment
- Continuous Improvement
- Honesty & Accountability
- Passion for Excellence

FINANCIAL RESPONSIBILITY

In order to achieve our purpose, we will strive to meet the expectations of our owners by:

- Adhering to sound financial business practices
- Wise and prudent use of our resources
- Focusing on efficiency and finding “better ways” to operate our business



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Visit Us at MBKSeniorLiving.com