

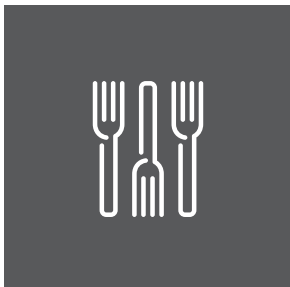


EXCELLENCE IN SAFETY • ENRICHING LIFESTYLE • ENCOMPASSING CARE

COGIR OF MANTECA

Cogir of Manteca is wonderfully located and only a short ride to San Francisco, Yosemite National Park, Wine Country and the historic Gold Country. Residents and their families appreciate our Independent Living, Assisted Living, and Memory Care options for the impeccable attention to care and comfort provided to all residents.

Regardless of lifestyle, residents enjoy our premium amenities, professional care services, and well-curated activities and outings.



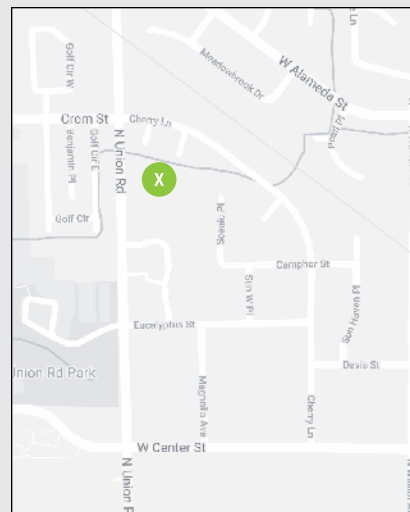


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As with all COGIR communities, delicious high-quality meals are served throughout the day and attentive staff are ready with a smile for any need. It is worth noting that Cogir of Manteca is especially loved for the warmth of its residents and staff, and for its incredible location. The Delta waterways provide over a thousand miles of rivers and streams for boating or fishing, and the Orchard Valley Promenade Shops are just minutes away, with over 700,000 square feet for shopping, dining, and entertainment.

WHY CHOOSE COGIR OF MANTECA:

- All-day restaurant-style dining
- Chef-prepared, Nutritionist-approved menu, Salad bar
- Transportation for outings and medical visits
- Daily events and activities for fun and learning
- Fitness room
- Parking
- Cards table
- Billiards
- Library
- Lounge with fireplace
- Courtyard and walking paths
- Piano
- Complete WIFI coverage in common areas
- On-site nursing
- Emergency Response System throughout property
- Pet Friendly



COGIR OF MANTECA
430 North Union Road
Manteca, CA 95337
License # 392700473

(209) 823-0164





FOR INDEPENDENT LIVING

Cogir of Manteca residents fully enjoy hotel-like amenities including restaurant-style all-day dining, cleaning service, and private bus transportation. Quality, comfort, and enjoyment are paramount to Happy Living and residents take advantage of the warm accommodations and professional hospitality services to pursue their passions, socialize, and enjoy every day.

Resident satisfaction is our number one priority. Our on-site executive team is empowered to listen and respond to the needs and requests of individual residents, and the community as a whole, to continuously optimize their dining, activity, and event options.

FOR ASSISTED LIVING

If you or a loved one requires attentive daily assistance, the large team of passionate professional caregivers at Cogir of Manteca is eager to welcome you to our family and share the high-quality services, meals, and activities that define the Happy Living brand.

Assisted Living residents will of course benefit from the same hotel-like amenities as our independent residents, but with added personalized attention and care in the privacy and security of their apartment home. Prior to moving into their new Happy Living home, each assisted resident and their family will be consulted in order to develop a tailored care plan based on the resident's needs, personality, and wishes.

FOR MEMORY CARE

The Memory Care residence is designed to ensure continuity, security, and comfort for residents with Alzheimer's and Dementia. Our team will ask family members to share details about their loved one's life and interests to construct a tailored routine and set of daily activities. Residents' wellness will be nurtured in a peaceful environment with continuous supervision and assistance from passionate care professionals for all daily personal needs.

Through the direction of registered nurses, dietitians, and other health professionals, specialized menus and enrichment activities are in place and managed by specially-trained staff. Private and shared spaces are tended with hotel-like attention for cleanliness and the safety of all residents.

TAILORED CARE PLANS CAN INCLUDE ASSISTANCE WITH

- Daily tasks (hygiene, dressing, etc.)
- Mobility
- Dining
- Incontinence
- Medication management



Studio

Approx. 540 sq. ft.*



One Bedroom

Approx. 540 sq. ft.*





Two Bedroom One Bathroom

Approx. 700 sq. ft.*



Two Bedroom Two Bath

Approx. 864 sq. ft.*

