GRAND PRAIRIE

# MAGNOLIA ESTATES

## OF GRAND PRAIRIE

402 Duncan Perry Rd, Grand Prairie, TX 75050 | (972) 206-0402 | www.LivingMagnolia.com

# ASSISTED LIVING PRICING SHEET

*Private Pay and Medicaid pricing separated for easy review*

## EARLY HOLIDAY SPECIAL

Limited-time rates | Through December 1, 2026

### PRIVATE PAY • MONTHLY SUITE RATES

**SMALL STUDIO PRIVATE SUITE**

**$2,500**

+ level of care

**LARGE PRIVATE SUITE**

**$3,500**

+ level of care

### CARE LEVEL ADD-ONS

Level 1 +$1,000 | Level 2 +$1,500 | Level 3 +$2,000

### MEDICAID / STAR+PLUS

### ONLY 2 PRIVATE SOLO SUITES AVAILABLE

**Active preauthorization required • No pending authorizations**

**Charity capacity is full**

**Offer ends December 1, 2026, or sooner if suites are filled.**

One-time move-in community fee: $3,000. Placement subject to assessment.

## CORE COMMUNITY SERVICES INCLUDE

- ROOM & BOARD
- LAUNDRY SUPPORT
- MEALS & SNACKS
- ACTIVITIES
- HOUSEKEEPING
- MEDICATION SUPPORT

Rates shown are for informational use and final terms are governed by the signed residency agreement.