



Residential Living

# Parkrose Village

Everard Park



Life Care Active  
Life Care at Home  
Respite  
Independent Living  
Residential Living

1800 555 990  
www.lifecare.org.au



## Residential Living

# Parkrose Village

## Everard Park

### 34 Norman Terrace Everard Park

Parkrose Village is one of Life Care's five Residential Living communities. It is located in the leafy suburb of Everard Park, close to the tramline which runs between Glenelg and the City. Parkrose Village has been designed to create a community environment that focuses on a high quality of life and provide all residents with opportunities to 'Live Every Day'.

Parkrose Village has extensive landscaped gardens and outdoor courtyards for residents and visitors to enjoy.

Our rooms are designed to maximise natural light and offer garden or street views. Residents are encouraged to personalise their rooms with their own chairs, pictures and small mementos and make it individual, homely and familiar.

Residents enjoy meals from an à la carte menu cooked on-site in the various dining areas and socialise in the many communal lounge and activity areas.

Our residents are encouraged to engage, participate and become actively involved in the Parkrose Village community. There are regular social outings and activities, tailored to residents' interests, including excursions, exercise classes, table games, arts and crafts, men's groups, bingo, gardening, knitting, cooking and visiting groups.

Life Care also helps residents stay connected with their own communities and clubs wherever possible with the assistance of volunteers.

Residents' health and well-being is supported by allied health professionals, their visiting doctor and Life Care's caring and skilled team.

At Life Care we can give you peace of mind, and the support you need.

### Available at Parkrose Village

- Café
- Shop
- Hairdresser\*
- On-site library supported by Unley Library
- Daily papers (communal areas)
- On-site laundry of personal items
- Postal service
- Computer with internet access
- Non-denominational chaplaincy and church services
- Daily activities
- Billiards room and community hall
- Life Care Active classes
- Resident animals
- Visiting pets allowed
- Meals for visitors\*
- Dedicated lounge/visiting areas
- Community bus service
- 24 hour nursing care
- Allied health services: Physiotherapy, Podiatry, Dietetics, Occupational Therapy, Dentistry, Pharmacy, and Optometry\*

\*Additional fees may apply

Call 1800 555 990 to talk to us about Parkrose Village or any of Life Care's services.

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### Pricing

The aged care system in Australia aims to make sure that all older people can receive support and quality care when they need it. The recent Government aged care reforms mean that all people entering residential living after 1 July 2014 have more flexibility and choice about how they pay for their accommodation.

When you move into Life Care Residential Living, there are four types of fees that you may be asked to pay. These include:

#### Basic Daily Fee

This is a contribution towards day-to-day living costs such as meals, laundry, cleaning and heating. This is set at 85% of a full pension and for some people, this may be the only fee they pay.

#### Means-tested Care Fee

This is an additional contribution towards the cost of care that some people may need to pay on top of the basic daily fee. The amount you are required to pay will depend on an assessment of your income and assets undertaken by the Department of Human Services (Centrelink).

#### Accommodation Payment Fee

This is a payment for your accommodation. Some people may have this paid in full or in part by the Australian Government, while others will need to pay the accommodation price themselves. The Department of Human Services will advise which applies to you depending on your income and assets. Our MAXIMUM published accommodation price has been set as shown. We are able to negotiate an agreed accommodation payment UP TO this amount, but we cannot charge more than this amount. We welcome and encourage you to talk to our Enquiry Team about what you can afford to pay to cover the cost of your accommodation with us.

Your Accommodation Payment choices are:

OPTION A - Full Refundable Accommodation Deposit (RAD) as a lump sum payment.

OPTION B - Full Daily Accommodation Payment (DAP) payable as a daily rate. If this option is chosen and no RAD deposit is paid, security in the form of a personal guarantee will be required.

OPTION C - A combination of A and B. If a 25% RAD deposit is paid, then this adjusted DAP is payable in lieu of the remaining 75% portion of the RAD as a daily rate.

See our table for accommodation room and costing options.

#### Optional Additional Fees

These fees may apply if you choose to pay for a higher standard of accommodation and/or additional services, such as hairdressing, individual newspapers and some excursions.

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### Residential Room Options

All our rooms are well appointed with quality soft furnishings and welcoming décor, and include air conditioning, built in wardrobes and windows with a view. TV and phone points are available in all rooms.

They all feature fully adjustable beds, nurse assist and emergency call bells and secure lockable storage.

| ROOM TYPE     |  | OPTION A         | OPTION B         | OPTION C                    |
|---------------|--|------------------|------------------|-----------------------------|
|               |  | Full maximum RAD | Full maximum DAP | 25% RAD Deposit + Daily DAP |
| Standard      | Twin-share room with shared bathroom   | \$250,000        | \$39.45 per day  | \$62,500 + \$29.58 per day  |
| Couples Suite | Twin-share room for couples with private ensuite and sitting room (cost pp)              | \$310,000        | \$48.92 per day  | \$77,500 + \$36.69 per day  |
| Executive     | Single room with shared bathroom   | \$395,000        | \$62.33 per day  | \$98,750 + \$46.75 per day  |
| Premium       | Single room with private ensuite   | \$475,000        | \$74.95 per day  | \$118,750 + \$56.21 per day |
| Suite         | Large single room with private ensuite, courtyard access and wall mounted flat screen TV | \$550,000        | \$86.79 per day  | \$137,500 + \$65.09 per day |

#### Terms & conditions:

Pricing listed above is correct as at 1 October 2016 and is subject to change without notice.

#### Disclaimer:

The information provided does not constitute financial advice. The information is of a general nature only and does not take into account your individual circumstances, financial situation or needs. It should not be used, relied upon, or treated as a substitute for specific professional advice. Life Care recommends that you obtain your own independent professional advice before making any decision in relation to your particular requirements or circumstances.

#### What is a Refundable Accommodation Deposit (RAD)?

A Refundable Accommodation Deposit (RAD) is an amount of money paid or payable by a resident for entry to residential living. The balance of the RAD (after agreed deductions have been drawn down) will be refunded to the resident or their estate on termination of the agreement for residential services.

#### What is a Daily Accommodation Payment (DAP)?

A DAP is an amount calculated by converting the RAD payment into a daily charge using the Maximum Permissible Interest Rate that applied at the time of admission.

#### What is the Maximum Permissible Interest Rate?

The Maximum Permissible Interest Rate applied to an unpaid RAD is determined by the Australian Government. This interest rate percentage is used to calculate the amount of DAP payable to the residential service.

If you would like more information please call us on 1800 555 990.