

## RESIDENTIAL AGED CARE ACCOMMODATION - KEY FEATURES STATEMENT

**Facility:**

**Canon TD Martin Nursing Home**

**Room Name:**

Single Ensuite

**Rooms Included under this group:**

Garner Wing – rooms 10-19  
Martin Wing – rooms 20, 22-25

**Maximum Occupants per room:** 1

**Key Features of Room/Facility:** Comfortable, medium sized single rooms with external outlook, with built in robes and bedside furnishing included. Each room has a private ensuite bathroom and individual reverse-cycle air conditioning.

**Common Areas:** Residents have access to all communal areas within the facility, including 3 sitting rooms, 2 lounge rooms and a lounge/kitchen, with total common area of 282 m2. Residents in the Garner wing have the added security of key-pad entry/exit to aid in the care of wandering residents. Access is available for residents to the recently developed, secure dementia-friendly garden.

**Room Sizes:** Rooms vary from 15.72 to 20 m2

**Maximum Room Price (Accommodation Payment): \$500,000 Payable:**

- Fully as a Refundable Accommodation Deposit (RAD) of \$500,000  
Or
- Fully as a Daily Accommodation Payment (DAP) of \$104.79, calculated using the Maximum Permissible Interest Rate of 7.65%  
Or
- A Combination of RAD and DAP. For example: for this room the resident may elect to pay 50% of the price by RAD of \$250,000 and 50% of the price by DAP of \$52.40

**Additional Care or services included in the room price:**

Mallee Track Health & Community Service provides a variety of allied and primary health services to the community, co-located in the main service centre with the Nursing Home. Residents have access to these services, including podiatrist, physiotherapist, occupational therapist and dietitian, at no charge. The Urgent Care Centre and hospital beds are also co-located.

**Additional care or services not included in the room price:**

Also located at the main service centre, Mallee Track Health & Community Service hosts a variety of visiting service providers, including Dental, Chiropractic, Optometry and Hearing. These providers charge a fee for service. Visits to the Ouyen Service Centre to see these providers can be arranged for residents.

**On track for a *vibrant future***

**Mallee Track Health and Community Service**

a 28 Britt Street (PO Box 130) Ouyen VIC 3490 | t (03) 5092 1111 | f (03) 5092 1177

e mail@mthcs.vic.gov.au | [www.mthcs.com.au](http://www.mthcs.com.au) ABN 43 518 931 864