

Meercroft Care Inc

Room descriptors & pricing

MPIR 4.10%

Date: 1st October 2020 to 31st December 2020

Demographic description of Meercroft Care Inc.

Meercroft Care Inc is set amongst the Devonport Bluff Beach precinct. This is a flat parkland area with adjacent licensed restaurants, walking tracks, river and sea views. Metro Buses run past the facility during the week and over weekends regularly. The city shopping centre and restaurant precinct is 1 to 2 kilometres from Meercroft Care Inc facility. An alternative shopping centre is available in the local four ways shopping precinct, which also has post office facilities within 2 kilometres of Meercroft Care Inc.



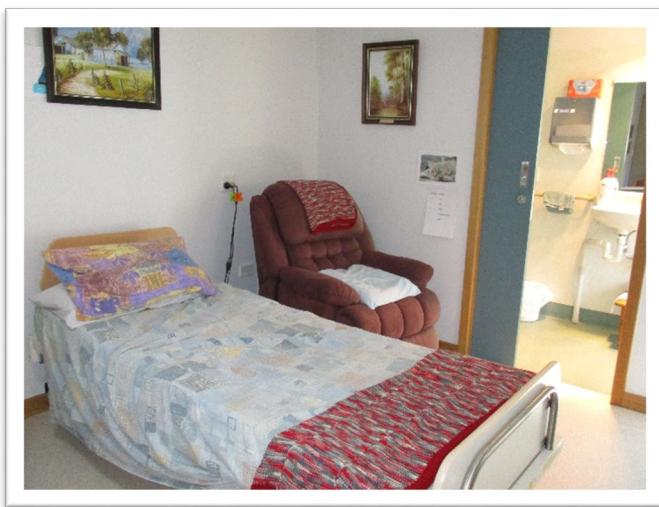
Park Avenue

| Park Ave Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|--|----------------|---|---|---|
| NB 30 NB 31 NB 32 NB 33 NB 34 NB 35 NB 36 NB 37 NB 38 NB 39 NB 40 NB 41 NB 42 NB 43 NB 44 NB 45 NB 46 NB 47 | \$400,000 | <p>Single room approx. 16.5 m² Private ensuite</p> <p>Room age: less than 10 years old</p> <p>High quality room decor and condition High natural light</p> <p>Overhead tracking</p> <p>Good natural light</p> <p>Designer built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Central heating with individual ceiling fan for cooling.</p> <p>Electric bed, bedside table, modern recliner and visitor chair.</p> | <p>RAD \$400,000</p> <p>DAP (\$p.r.p.d) \$44.93</p> | <p>RAD 70%: \$280,000</p> <p>(Bal \$120,000)</p> <p>DAP 30%: \$13.48</p> <p>RAD 50%: \$200,000</p> <p>(Bal \$200,000)</p> <p>DAP 50%: \$22.47</p> |



Parkview

| Parkview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|---|----------------|--|--|--|
| NRB 01 NB 00 NB 01 NB 02 NB 03 NB 04 NB 05 NB 06 NB 07 NB 08 NB 09 NB 10 NB 11 NB 12 NB 13 NB 17 NB 18 NB 19 NB 20 NB 21 NB 22 NB 23 NB 24 NB 25 NB 26 NB 27 NB 28 NB 29 | \$350,000 | Single room approx. 14 - 18 m ² Private ensuite Room age: greater 15 years old Quality room decor and condition Good natural light Designer built-in wardrobe with lockable drawer Select rooms have ceiling tracking Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features Shared tea coffee making facilities Individual room heating with individual ceiling fan for cooling Electric bed, bedside table, modern recliner and visitor chair | RAD \$350,000 DAP (\$p.r.p.d) \$39.32 | RAD 70%: \$245,000 (Bal \$105,000) DAP 30%: \$11.79 RAD 50%: \$175,000 (Bal \$175,000) DAP 50%: \$19.66 |



Parkview

| Parkview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|-------------------------|----------------|--|---|---|
| NB 15 NB 14 NB 16 | \$380,000 | <p>Single room approx. 23 m² Private ensuite</p> <p>Room age: greater 15 years old</p> <p>Quality room decor and condition</p> <p>Good natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual ceiling fan for cooling</p> <p>Electric bed, bedside table, modern recliner and visitor chair</p> | <p>RAD \$380,000</p> <p>DAP (\$p.r.p.d) \$42.68</p> | <p>RAD 70%: \$266,000</p> <p>(Bal \$114,000)</p> <p>DAP 30%: \$12.81</p> <p>RAD 50%: \$190,000</p> <p>(Bal \$190,000)</p> <p>DAP 50%: \$21.34</p> |



Parkview

| Parkview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|-------------------|----------------|---|---|---|
| NB 10A NB 10B | \$420,000 | <p>Single room approx. 16m² Private ensuite</p> <p>Room age: New September 2019</p> <p>Quality room decor and condition</p> <p>Good natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual ceiling fan for cooling</p> <p>Electric bed, bedside table, modern recliner and visitor chair</p> | <p>RAD \$420,000</p> <p>DAP (\$p.r.p.d) \$47.18</p> | <p>RAD 70%: \$294,000</p> <p>(Bal \$126,000)</p> <p>DAP 30%: \$14.15</p> <p>RAD 50%: \$210,000</p> <p>(Bal \$210,000)</p> <p>DAP 50%: \$23.59</p> |

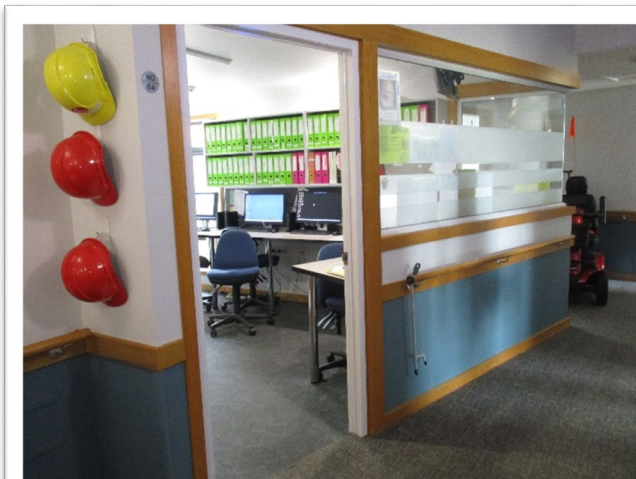




Dining Room



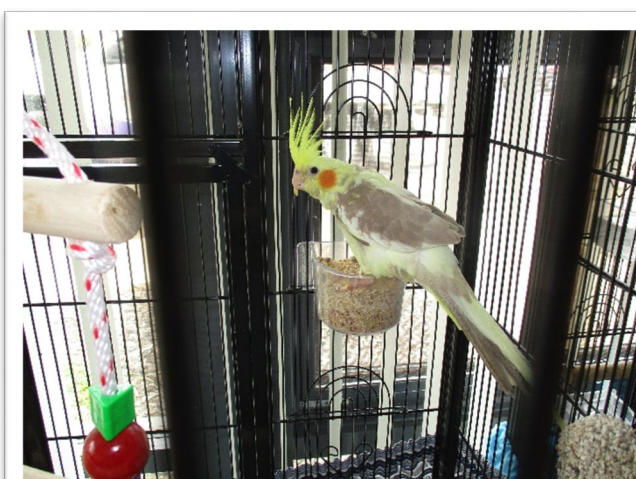
Sitting Area



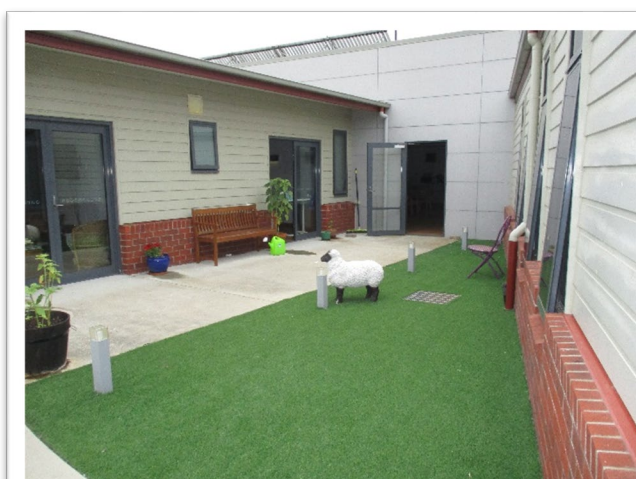
Nurse Station



Lounge



Billy the Cockatiel



Courtyard

Oceanview

| Oceanview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|---|----------------|---|---|--|
| DB 01 DB 02 DB 03 DB 04 DB 05 DB 06 DB 07 DB 08 DB 09 DB 10 DB 11 DB 12 DB 13 DB 14 DB 15 DB 16 DRB01 | \$300,000 | <p>Single room approx. 10.5 m² to 11.5 m² Shared bathroom</p> <p>Room age: greater 15 years old</p> <p>Quality room decor and condition</p> <p>Good natural light</p> <p>Dedicated secure Dementia</p> <p>Designer built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, dining and lounge areas with flat screen television and stereo features</p> <p>Central heating and cooling includes floor heating</p> <p>Electric bed, bedside table, lounge and visitor chair</p> | <p>RAD \$300,000</p> <p>DAP (\$p.r.p.d) \$33.70</p> | <p>RAD 70%: \$210,000</p> <p>(Bal \$90,000)</p> <p>DAP 30%: \$10.11</p> <p>RAD 50%: \$150,000</p> <p>(Bal \$150,000)</p> <p>DAP 50%: \$16.85</p> |



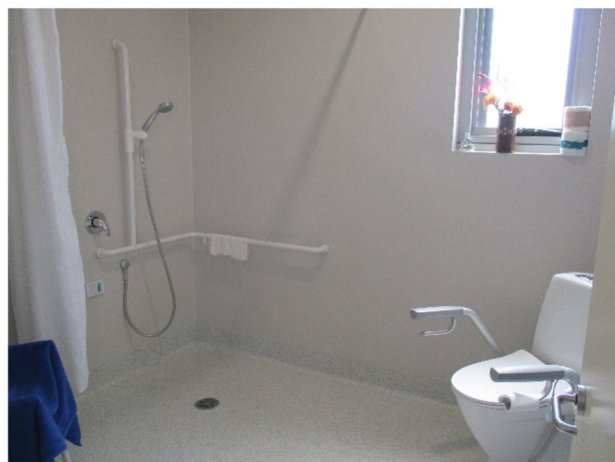
Oceanview

| Oceanview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|--|----------------|--|---|---|
| DB 17 DB 18 DB 19 DB 20 DB 21 DB 22 DRB 02 DRB 03 DRB 04 DRB 05 | \$350,000 | <p>Single room approx. 18m² Private ensuite</p> <p>Room age: greater 15 years old</p> <p>High quality room decor and condition</p> <p>High natural light</p> <p>Dedicated secure Dementia</p> <p>Designer built-in wardrobe with lockable drawer</p> <p>Select rooms have ceiling tracking</p> <p>Facility shared courtyards, dining and lounge areas with flat screen television and stereo features</p> <p>Central heating with individual ceiling fan for cooling</p> <p>Electric bed, bedside table, lounge and visitor chair</p> | <p>RAD \$350,000</p> <p>DAP (\$p.r.p.d) \$39.32</p> | <p>RAD 70%: \$245,000</p> <p>(Bal \$105,000)</p> <p>DAP 30%: \$11.79</p> <p>RAD 50%: \$175,000</p> <p>(Bal \$175,000)</p> <p>DAP 50%: \$19.66</p> |



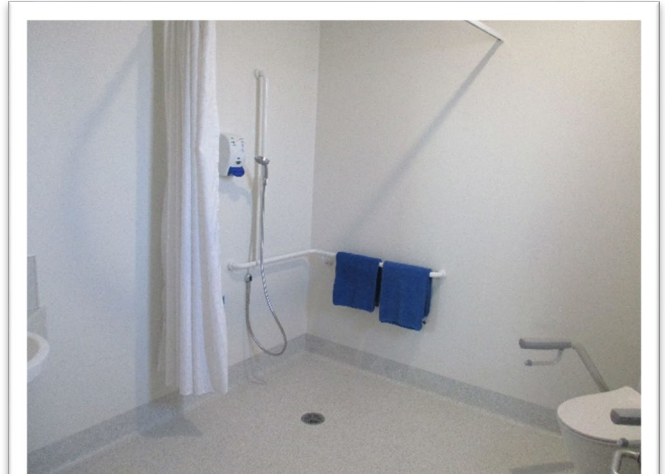
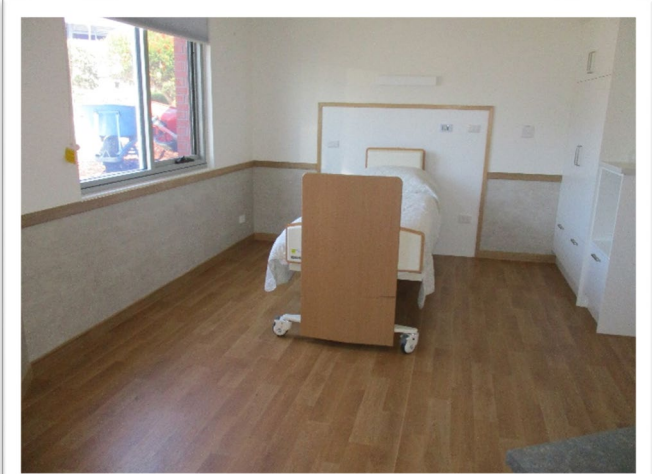
Oceanview

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|--------------------|----------------|--|---|---|
| DB 23 DB 24 | \$380,000 | <p>Single room approx. 21m² Private ensuite</p> <p>Room age: refurbished January 2020</p> <p>High quality room decor and condition</p> <p>Good natural light</p> <p>Dedicated secure Dementia</p> <p>Designer built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, dining and lounge areas with flat screen television and stereo features</p> <p>Central heating and cooling</p> <p>Electric bed, bedside table, lounge and visitor chair</p> | <p>RAD \$380,000</p> <p>DAP (\$p.r.p.d) \$42.68</p> | <p>RAD 70%: \$266,000 (Bal \$114,000)</p> <p>DAP 30%: \$12.81</p> <p>RAD 50%: \$190,000 (Bal \$190,000)</p> <p>DAP 50%: \$21.34</p> |



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|------------------------------|----------------|--|---|---|
| DB25 DB26 DB27 DB28 | \$420,000 | <p>Single room approx. 16m² Private ensuite</p> <p>Room age: New September 2019</p> <p>High quality room decor and condition</p> <p>Good natural light</p> <p>Dedicated secure Dementia</p> <p>Designer built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, dining and lounge areas with flat screen television and stereo features</p> <p>Central heating and cooling</p> <p>Electric bed, bedside table, lounge and visitor chair</p> | <p>RAD \$420,000</p> <p>DAP (\$p.r.p.d) \$47.18</p> | <p>RAD 70%: \$294,000</p> <p>(Bal \$126,000)</p> <p>DAP 30%: \$14.15</p> <p>RAD 50%: \$210,000</p> <p>(Bal \$210,000)</p> <p>DAP 50%: \$23.59</p> |





Seaview

| Seaview Room No. | Indicative RAD | Room Descriptors | 100% Adjusted RAD/DAP (\$p.r.p.d) 100% | Combination payment RAD/DAP 70/30 50/50 |
|--|----------------|--|---|--|
| HB 25 HB 26 HB 27 HB 28 HB 29 HB 30 HB 39 HB 40 HB 41 HB 42 HB 43 HB 44 | \$300,000 | <p>Single room approx. 13m² Shared bathroom with adjacent room with hand basin in room</p> <p>Room age: greater 15 years old</p> <p>Quality room decor and condition Window with courtyard and garden views Quality cushion backed vinyl flooring</p> <p>Good natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual cooling</p> <p>Manual adjust bed, bedside table, modern recliner and visitor chair</p> | <p>RAD \$300,000</p> <p>DAP (\$p.r.p.d) \$33.70</p> | <p>RAD 70%: \$210,000</p> <p>(Bal \$90,000)</p> <p>DAP 30%: \$10.11</p> <p>RAD 50%: \$150,000</p> <p>(Bal \$150,000)</p> <p>DAP 50%: \$16.85</p> |



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|--|----------------|--|---|---|
| HB 01 HB 02 HB 03 HB 04 HB 09 HB 10 HB 11 HB 12 HB 13 HB 14 HB 15 HB 16 HB 17 HB 18 HB 19 HB 20 HB 31 HB 32 HB 33 HB 34 HB 35 HB 36 HB 37 HB 38 HRB 01 HRB 03 | \$350,000 | <p>Single room approx. 16 m² Private ensuite</p> <p>Room age: greater 15 years old</p> <p>Quality room decor and condition Carpet flooring Bedsit room design</p> <p>High natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual cooling</p> <p>Electric bed, bedside table, modern recliner and visitor chair.</p> | <p>RAD \$350,000</p> <p>DAP (\$p.r.p.d) \$39.32</p> | <p>RAD 70%: \$245,000</p> <p>(Bal \$105,000)</p> <p>DAP 30%: \$11.79</p> <p>RAD 50%: \$175,000</p> <p>(Bal \$175,000)</p> <p>DAP 50%: \$19.66</p> |



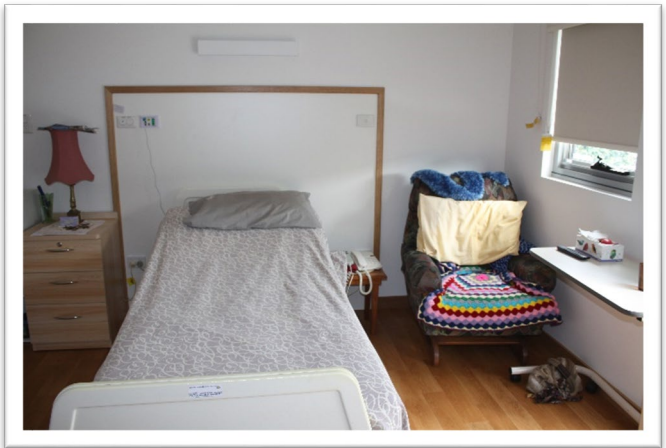
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|--|----------------|--|---|---|
| HB05 HB06 HB07 HB22 HB23 HB24 | \$380,000 | <p>Single room approx. 18 m² Private ensuite</p> <p>Room age: Refurbished September 2020</p> <p>Quality room decor and condition</p> <p>High natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Overhead tracking</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual cooling</p> <p>Electric bed, bedside table, modern recliner and visitor chair.</p> | <p>RAD \$380,000</p> <p>DAP (\$p.r.p.d) \$42.68</p> | <p>RAD 70%: \$266,000</p> <p>(Bal \$114,000)</p> <p>DAP 30%: \$12.81</p> <p>RAD 50%: \$190,000</p> <p>(Bal \$190,000)</p> <p>DAP 50%: \$21.34</p> |



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|------------------|----------------|--|---|---|
| HB08 HB21 | \$420,000 | <p>Single room approx. 16 m² Private ensuite</p> <p>Room age: New September 2020</p> <p>Quality room decor and condition</p> <p>High natural light</p> <p>Contemporary built-in wardrobe with lockable drawer</p> <p>Overhead tracking</p> <p>Facility shared courtyards, modern dining and lounge areas with flat screen television and stereo features</p> <p>Shared tea coffee making facilities</p> <p>Individual room heating with individual cooling</p> <p>Electric bed, bedside table, modern recliner and visitor chair.</p> | <p>RAD \$420,000</p> <p>DAP (\$p.r.p.d) \$47.18</p> | <p>RAD 70%: \$294,000</p> <p>(Bal \$126,000)</p> <p>DAP 30%: \$14.15</p> <p>RAD 50%: \$210,000</p> <p>(Bal \$210,000)</p> <p>DAP 50%: \$23.59</p> |



Community areas within the facility

Seaview, Parview & Park Avenue shared facilities

- Chapel and sitting area 28.6m²
- Dining Room 121m²
- Resident library 35m²

Seaview

- Lounge (1) with coffee and tea making and open veranda to sea and river views 109m²
- Lounge (2) 50m²
- Lounge (3) 56m²

Parkview

- Dining Room 23.68m²
- Lounge (1) 34.3m²
- Lounge (2) 56m²

Park Avenue

- Dining Room 41.7m²
- Lounge (1) 57.2m²
- Lounge (2) 20.5m²

Banksia

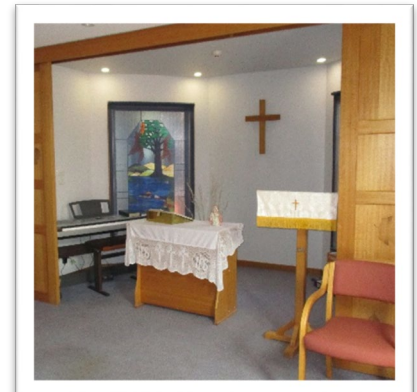
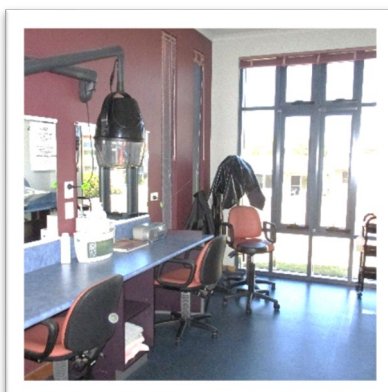
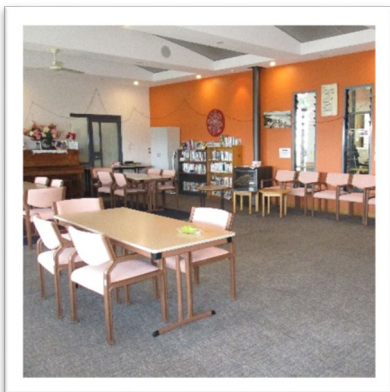
- Dining Room 26.6m²
- Lounge (1) 21.93m²
- Lounge (2) 42.3m²
- Sensory Room 24.9m²

Bluffhaven

- Dining Room 51.1m²
- Lounge 53.25m²

Respite Rooms

- HRB 02
- DB 21
- NB 25



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