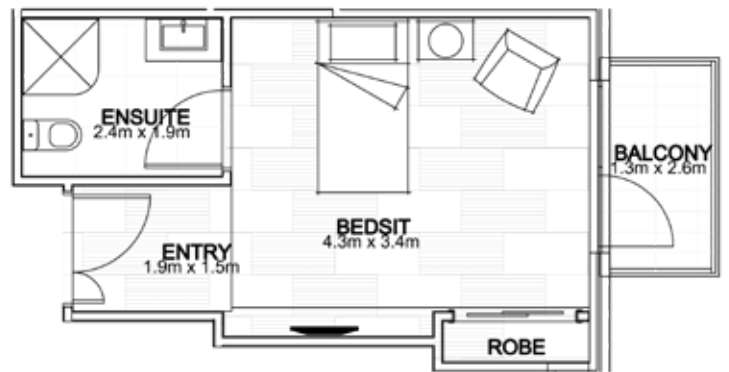


## Suites

- Bespoke timber bedroom suite
- Built in wardrobe
- Ensuite bathroom with designer finishes
- Personal heating and cooling
- 24 hour nurse call system
- Wall mounted TV



## Deluxe Suite

A spacious, private single bedroom with ensuite. Stylish designer finishes and gorgeous garden views.

### Room Details

Room Type	Single
Bathroom	Private ensuite
Size	24m <sup>2</sup> - 26m <sup>2</sup>

### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$750,000.00
Daily Accommodation Payment (DAP)*	\$122.05

#### Example combination

50% RAD	\$375,000.00
50% DAP	\$61.03

## Premium Suite

Our Premium Suites offer spacious private rooms with a private door to your household courtyard or personal juliet balcony.

### Room Details

Room Type	Single
Bathroom	Private ensuite
Size	24m <sup>2</sup> - 34m <sup>2</sup>

### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$800,000.00
Daily Accommodation Payment (DAP)*	\$130.19

#### Example combination

50% RAD	\$400,000.00
50% DAP	\$65.10

\*The DAP is indexed at the Maximum Permissible Interest Rate set by the Government (currently 5.94%) and will be reviewed in April 2019

## Other Fees

**Basic Daily Fee:** the Government set a basic daily fee as a contribution to cover the costs of daily living. All residents pay this for permanent and respite care regardless of which home they choose. The daily fee is currently \$50.66 and will be reviewed by the Federal Government in March 2019.

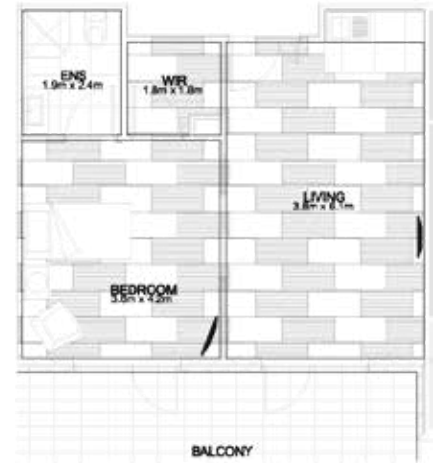
**Means-tested care fee:** A fee individually calculated and set by Centrelink based on an assessment of your income and assets. You may not pay this.

**Additional Services:** Embracia Moonee Valley offers a number of Additional Services to our residents for a fee. See the below Additional Services page or talk to our Manager.

## Apartments

Located on our first floor, our two-room apartments offer all the features of our suites plus:

- Walk-in wardrobe
- Private lounge
- Small kitchenette with stone bench and ZIP hot water tap
- Flat screen TVs in bedroom and lounge
- Private balcony or terrace
- 6 of our exclusive apartments offer city views



### Juliet Apartment

A two-room apartment with private juliet balconies off both the lounge and bedroom.

#### Room Details

Room Type	Single
Bathroom	Private ensuite
Size - bedroom and lounge	47m <sup>2</sup> - 53m <sup>2</sup>
Size - balconies	Two x 3m <sup>2</sup>

#### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$1,300,000
Daily Accommodation Payment (DAP)*	\$211.56

#### Example combination

50% RAD	\$650,000
50% DAP	\$105.78

### Premium Terrace Apartment

A two-room apartment with large private terrace.

#### Room Details

Room Type	Single
Bathroom	Private ensuite
Size - bedroom and lounge	49m <sup>2</sup> - 53m <sup>2</sup>
Size - balconies	55m <sup>2</sup> - 62m <sup>2</sup>

#### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$1,350,000
Daily Accommodation Payment (DAP)*	\$219.70

#### Example combination

50% RAD	\$675,000
50% DAP	\$109.85

### Deluxe Terrace Apartment

A two-room apartment with private terrace.

#### Room Details

Room Type	Single
Bathroom	Private ensuite
Size - bedroom and lounge	49m <sup>2</sup>
Size - terrace	37m <sup>2</sup> - 39m <sup>2</sup>

#### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$1,325,000
Daily Accommodation Payment (DAP)*	\$215.63

#### Example combination

50% RAD	\$662,500
50% DAP	\$107.82

### Penthouse Terrace Apartment

A two-room apartment with expansive private terrace and city views.

#### Room Details

Room Type	Single
Bathroom	Private ensuite
Size - bedroom and lounge	48m <sup>2</sup> - 51m <sup>2</sup>
Size - terrace	78m <sup>2</sup> - 83m <sup>2</sup>

#### Accommodation Costs and Options

Refundable Accommodation Deposit (RAD)	\$1,375,000
Daily Accommodation Payment (DAP)*	\$223.77

#### Example combination

50% RAD	\$687,500
50% DAP	\$111.88

\*The DAP is indexed at the Maximum Permissible Interest Rate set by the Government (currently 5.94%) and will be reviewed in April 2019