

# Key Features Statement

October – December 2026

**Lemongrove Gardens**  
Residential aged care  
32 Gascoigne Street, Penrith

## Shared spaces

- Multipurpose activities room & chapel.
- Hairdressing salon\*.
- Laundry service is provided, along with a fully equipped laundry facility for residents to use.
- Outdoors – central courtyard has landscaped gardens, raised garden beds, BBQ and a children's playground.
- 24/7 nurses' station.
- Dining – large central dining space.
- Lounge and sitting areas – lounge areas include large flat-screen television. The lounges on the upper level has a pool table and library corner.
- Physiotherapy room.

## Private rooms

- One resident per room.
- Single electric bed.
- Bed, mattress, sheets, pillows and bedspread.
- Upholstered armchair.
- Bedside table with over-bed table.
- Built-in wardrobe.
- Windows with a mix of block out curtains and blinds.
- Emergency call buttons.
- Air conditioning.

## Ensuite bathroom

- Tile or vinyl flooring.
- Wheelchair accessible with grip rails.
- Emergency call button.

*\*Services incur a fee*

## Anglicare's Bonus Services

The following Bonus Services are provided at no extra cost. These are additional to what is required by providers as part of Standard Services under the Aged Care Act 2024.

- ✓ Choice of main meal with lunch.
- ✓ Eggs with breakfast.
- ✓ Dessert with dinner.\*\*
- ✓ Moulded food for pureed diets.
- ✓ Wi-fi usage.
- ✓ Communication app.
- ✓ Wall-mounted SMART TV in private room.
- ✓ Foxtel available in several lounge areas.
- ✓ iPads/tablets.
- ✓ Resident library.
- ✓ Evoke®TV & Radio.
- ✓ Church to You.
- ✓ Chaplain and pastoral care.

*\*\* Under the Act providers are required to offer dessert with lunch or dinner. Anglicare provides dessert with lunch and dinner.*

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## Pricing

| Room type | No. of rooms | Size (m <sup>2</sup> ) | Description                                |
|-----------|--------------|------------------------|--------------------------------------------|
| A         | 53           | 21.3                   | Standard private room with private ensuite |
| B         | 6            | 28                     | Larger private room with private ensuite   |

### Payment options

Residents can choose to pay for their accommodation by a refundable accommodation deposit (RAD), a daily accommodation payment (DAP), or a combination of both.

|                                                                                                            |                                                                                        |
|------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|
| A RAD is paid as a lump sum amount. A DAP accrues daily and is paid periodically, for example fortnightly. | A combination payment includes both a partial lump sum (RAD) and daily payments (DAP). |
|------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------|

Where a resident doesn't pay the RAD in full, they can elect to have their DAP deducted from their deposit. Where this occurs, the amount of DAP will gradually increase as their deposit decreases. As the RAD deposit decreases, the resident may be required to make a further deposit if the deductions are to continue.

| Room type | Aged care pricing commissioner approved* | Maximum refundable accommodation deposit (RAD) | Maximum daily accommodation payment (DAP) | 10% RAD  | 90% DAP  |
|-----------|------------------------------------------|------------------------------------------------|-------------------------------------------|----------|----------|
| A         | N/A                                      | \$620,000                                      | \$144.55                                  | \$62,000 | \$130.10 |
| B         | N/A                                      | \$650,000                                      | \$151.55                                  | \$65,000 | \$136.39 |

\*Applicable to accommodation valued over \$789,686