

# Key Features Statement

## Sheoak Lodge (Millicent)

Limestone Coast Local Health Network Inc



Limestone Coast Local Health Network Inc (LC LHN) provides a range of residential care services under the banner of Country Health Connect. We are part of SA Health and provide a range of high quality services that aim to enrich people's lives regardless of their health and support requirements, financial circumstances or lifestyle preferences.

At Sheoak Lodge (Millicent) we have a dedicated team who are compassionate, caring and highly professional individuals. Our staff members and volunteers play an integral role in the health and wellbeing of clients by providing companionship and support and encouraging independence. We know that maintaining the link between family, friends and the local community enriches the quality of life of our care recipients.

Our goal is to provide quality care that celebrates a sense of self, family and community. LC LHN has aged care facilities across regional South Australia located in Bordertown, Kingston, Millicent, Naracoorte & Penola.

Before you transition into one of our residential aged care facilities, either permanently or for short term respite, please undertake an Aged Care Assessment Team (ACAT) assessment. This assessment determines your eligibility for care services. To arrange an ACAT assessment, contact My Aged Care on 1800 200 422.



**COUNTRY  
HEALTH  
CONNECT**

Limestone Coast Local Health Network  
Sheoak Lodge  
Towers Road, Millicent SA 5280  
(08) 8733 0150  
Email: [Health.CHSA-AgedCareLiaisonOfficers@sa.gov.au](mailto:Health.CHSA-AgedCareLiaisonOfficers@sa.gov.au)



Room Type	Single Room with Private Ensuite
Refundable Accommodation Deposit (RAD)	\$350,000 (Price Category 2)
Daily Accommodation Payment (DAP)	\$67.69 per day
Explanation of 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 fortnightly. A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$175,000 RAD plus an ongoing DAP of \$33.84 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023.
Other Fees & Charges	All residents are required to pay a basic daily care fee. Means Tested Care Fee (MTCF) – May be applicable as determined by the Department of Human Services
Features and Amenities	Rooms in this category feature single rooms with ensuites, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring, direct garden access.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Admella	> Single room > Ensuite	27 - 30	1 – 18	2	1
Geltwood	> Single room > Ensuite	27 - 30	1 – 12	2	1
Matheson	> Single room > Ensuite	27 – 30	1 – 4	2	1



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Room Type	Single Room with Private Ensuite
Refundable Accommodation Deposit (RAD)	\$310,000 (Price Category 3)
Daily Accommodation Payment (DAP)	\$59.96 per day
Explanation of 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 fortnightly.  A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$140,000 RAD plus an ongoing DAP of \$29.98 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023.
Other Fees & Charges	All residents are required to pay a basic daily care fee.  Means Tested Care Fee (MTCF) – May be applicable as determined by the Department of Human Services
Features and Amenities	Rooms in this category feature single rooms with ensuites, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring.
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Brooks	> Single room > Ensuite	27 - 30	5 – 6	3	1
Stuckey	> Single room > Ensuite	27 - 30	1, 2, 3 & 6	3	1



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Room Type	Shared Room with Ensuite
Refundable Accommodation Deposit (RAD)	\$280,000 (Price Category 4)
Daily Accommodation Payment (DAP)	\$54.15 per day
Explanation of 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 fortnightly.  A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$140,000 RAD plus an ongoing DAP of \$27.07 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023.
Other Fees & Charges	All residents are required to pay a basic daily care fee.  Means Tested Care Fee (MTCF) – May be applicable as determined by the Department of Human Services
Features and Amenities	Rooms in this category feature shared rooms with ensuites, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Brooks	> Shared Room > Ensuite	23 – 25	1 – 4	4	2
Matheson	> Shared Room > Ensuite	23 – 25	5 – 8	4	2



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Room Type	Shared Room with No Ensuite
Refundable Accommodation Deposit (RAD)	\$280,000 (Price Category 4)
Daily Accommodation Payment (DAP)	\$54.15 per day
Explanation of 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 fortnightly.  A combination payment includes both a partial lump sum and daily payments.
Example of combination payment	An example based on 50% RAD and 50% DAP would be: \$140,000 RAD plus an ongoing DAP of \$27.07 per day.
Maximum Permissible Interest Rate (MPIR)	The current maximum permissible interest rate is 7.06% as at 1 January 2023.
Other Fees & Charges	All residents are required to pay a basic daily care fee.  Means Tested Care Fee (MTCF) – May be applicable as determined by the Department of Human Services
Features and Amenities	Rooms in this category feature shared rooms with no ensuite, reverse cycle air-conditioning, built in robes, vinyl or carpet flooring
Additional services at additional cost	N/A
Rooms offered on an extra services basis?	No

Room Information	Description	Room Size (m2)	Room Numbers	Price Category	Maximum Occupancy per Room
Stuckey	> Shared Room > No Ensuite	23 – 25	4 & 5	4	2



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## Communal Areas

Sheoak Lodge rooms have access to communal lounge/dining/activities facilities, hairdressing salon and communal courtyard and gardens. The communal areas are in above average condition.

## Services

Permanent Care, Respite Care, Ageing in Place

Sheoak Lodge is a 60 bed aged care facility built in 2006.

In addition to the comprehensive clinical care programs, Sheoak Lodge offers scheduled visits by a General Practitioner, Pharmacist, Physiotherapist and Podiatrist.

There are onsite religious services on a regular basis and a member of the local Churches visit regularly to provide emotional and spiritual support to residents and families.

Meals are prepared and cooked onsite daily and there is a rotating menu.

A dedicated team of staff provide 24 hour support. Most of our staff live in the local area and have been with us for many years, ensuring continuity of care. Staff take pride in providing compassionate and professional care.

## Location/Access

Sheoak Lodge is situated in a quiet residential area on Towers Road, Millicent and is co-located with Millicent and District Hospital and Health Service ensuring ready access to medical care. It is located close to the towns shopping and recreational facilities.

Millicent is a quiet country town in the Limestone Coast region of South Australia, approximately 399 kilometres Limestone Coast of Adelaide and 50 kilometres north of Mount Gambier on the Riddoch Highway with its main source of income coming from agriculture and a number of large industrial companies including Kimberley Clark Australia.

## Leisure & Well-Being

Sheoak Lodge caters for residents from diverse cultural backgrounds and the Leisure & Well-Being Program is designed to celebrate this diversity. Our adaptive and flexible program is also tailored to the needs of residents with dementia and other health issues.

Residents are encouraged to maintain community links and are assisted to attend offsite meetings with groups such as Legacy, Lions and Rotary. The community bus is used regularly for outings.

As part of our intergenerational program local schools and kindergartens celebrate events with residents and perform recitals several times a year.

## Rates

The quoted Room Price is per person.

Rates quoted are valid for the period 1 January 2023 – 19 March 2023



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