Aged Care Accommodation Fees

Kawana Waters Aged Care Residence

Positioned on the banks of the tranquil Mooloolah River in Warana, the heart of the Sunshine Coast, TriCare Kawana Waters provides the option of a traditional or luxury Aged Care setting for your loved one needing care. Magnificent gardens, riverside gazebos and shady courtyards create a beautiful environment for you to live a fulfilling life.

Our team of healthcare experts, which includes Registered Nurses, is always accessible to ensure you get the assistance you're looking for – whether that's help with day-to-day tasks, clinical attention, or a simple, engaging talk.

AGED CARE FEES EXPLAINED

Aged Care fees can be a combination of the following table. Please note any government contribution towards the cost of your care, services and accommodation is subject to your individual financial circumstances.

1. BASIC DAILY FEE	2. ACCOMMODATION FEE	3. HOTELLING SUPPLEMENT CONTRIBUTION	4. NON-CLINICAL CARE CONTRIBUTION
Applies to everyone.	Applies to most people.	Applies to some people.	Applies to some people.
Set by the government & indexed at 85% full single standard age pension.	Covers the cost of your room.	Supplement to Basic Daily Fee.	Contributes to costs like bathing, mobility and lifestyle activities.

1. Basic Daily Fee: an amount that everyone pays and is used to contribute towards your day-to-day living costs and services such as meals, cleaning, electricity, and laundry.
2. Accommodation Fee: these fees vary by Aged Care Facility and room type. Please find more detail below as well as payment options.
3. Hotelling Supplement Contribution (HSC): is means-tested with a maximum daily fee capped at $22.15. Residents who can afford to pay their full accommodation costs will contribute to their day-to-day living costs such as meals, cleaning, laundry, and utilities.
4. Non-Clinical Care Contribution (NCCC) is a contribution towards non-clinical care costs such as bathing, mobility assistance and lifestyle activities. It will only apply to residents who can afford to pay the full Hotelling Supplement Contribution, and is means-tested with a daily cap of up to $107.32.The NCCC will also have a lifetime cap where it will no longer be payable when the resident has been in aged care for more than four years; or the resident has paid $137,917.01 (indexed) in total NCCC's.

Kawana Waters
AGED CARE RESIDENCE

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ACCOMMODATION PAYMENT OPTIONS

There are three payment options available to fit your budget and circumstances:

- 1. Refundable Accommodation Deposit (RAD):
  - A one-off lump sum deposit, 100% guaranteed by the Federal Government.
  - Retention amounts apply to all lump sum RAD/RAC*'s paid, calculated daily and deducted monthly at the rate of 2% per annum, and capped at a maximum of 5 years.
- 2. Daily Accommodation Payment (DAP):
  - Non-refundable, rental style, daily accommodation payment.
  - Indexed twice a year (20 March and 20 September) with the change in the Consumer Price Index (CPI).
- 3. Combination RAD/DAP:
  - a combination of a RAD and DAP payment.
  - RAD retention & DAP indexation also apply to combination payments.

**RAC – Refundable Accommodation Contribution may apply to some low means residents who are eligible for government assistance towards their accommodation costs based on the outcome of the means-test.*

ACCOMMODATION FEE

Our Classic Accommodation (14sqm) is traditional in style and décor and feature a private or shared ensuite or shared bathroom. All are situated on the ground Level. Inclusions: a single or king-single automated bed, overbed table, reverse-cycle air conditioning, ceiling fan, armchair, wall-mounted TV, wardrobe, and emergency call system.

ROOM OPTIONS	MAXIMUM RAD	MAXIMUM DAP	EXAMPLE COMBINATION 50% RAD / 50% DAP
Single, shared bathroom (Dolphin Cove Wing)	$400,000	$92.38	$200,000 + $46.19 per day
Single, shared ensuite (Eucalypt Wing)	$450,000	$103.93	$225,000 + $51.97 per day
Single, shared ensuite (Cassia Wing)	$475,000	$109.71	$237,500 + $54.85 per day
Single, private ensuite, garden views (Boronia Wing)	$525,000	$121.25	$262,500 + $60.63 per day
Single, private ensuite, waterfront (Boronia Wing)	$550,000	$127.03	$275,000 + $63.51 per day

Our Superior Accommodation is spacious, complemented by traditional yet elegantly understated décor, and feature a private ensuite. All are situated on the ground level. Inclusions: single or king-single automated bed, electric recliner chair, overbed table, reverse-cycle air conditioning, wardrobe, armchair for visitors, wall-mounted TV, emergency call system.

ROOM OPTIONS	MAXIMUM RAD	MAXIMUM DAP	EXAMPLE COMBINATION 50% RAD / 50% DAP
Single, private ensuite, 14sqm (Acacia Wing)	$525,000	$121.25	$262,500 + $60.63 per day
Single, private ensuite, 25sqm (Kauri Wing)	$600,000	$138.58	$300,000 + $69.29 per day
Single Suite, private ensuite, 33sqm (Kauri & Jacaranda Wings)	$750,000	$173.22	$375,000 + $86.61 per day

TriCare

Our **Premium Accommodation** is remarkably spacious single studios (29sqm), designed with modern décor and fittings, and feature a private ensuite with a walk-in shower and modern vanity. All are situated on levels 1, 2, and 3.

Inclusions: automated king-single bed, electric recliner chair, overbed table, individually climate-controlled air conditioning, armchair for visitors, ample storage, large wall-mounted TV, kitchenette stone benchtop and sink, mini-fridge, emergency call system, floor-to-ceiling windows, electric ceiling hoist.

ROOM OPTIONS	MAXIMUM RAD	MAXIMUM DAP	EXAMPLE COMBINATION 50% RAD / 50% DAP
Single Studio, private ensuite, level 1	$750,000	$173.22	$375,000 + $86.61 per day
Single Studio, private ensuite, level 1 waterfront	$950,000	$219.41	$475,000 + $109.71 per day
Single Studio, private ensuite, level 2	$750,000	$173.22	$375,000 + $86.61 per day
Single Studio, private ensuite, level 2 waterfront	$950,000	$219.41	$475,000 + $109.71 per day
Single Studio, private ensuite, level 3	$750,000	$173.22	$375,000 + $86.61 per day
Single Studio, private ensuite, level 3 waterfront or water views	$950,000	$219.41	$475,000 + $109.71 per day

HSC and NCCC aged care fees reflect 20 March 2026 rate changes. Our Client Services Team is here to help – please call us on 1300 874 2273 to discuss your options.

Disclaimer: All rates are calculated using a government-approved Maximum Permissible Interest Rate (MPIR) 8.43% as of 1st July 2026. Fees and charges are current for the period 1st July 2026 to 30th September 2026. Accommodation pricing is current at the date of publication and is subject to change at any time. The Residence offers Government funded accommodation options. Room dimensions are approximate only and may vary.