Aged Care Accommodation Fees

Sunnybank Hills Aged Care Residence

Situated just 15km from Brisbane's CBD, TriCare Sunnybank Hills is a premium Aged Care Residence featuring stylish décor and elegant furniture, creating a five-star experience.

Acknowledging each person's individuality, our approach to care is highly personalized and aligns with your personal preferences. Our dedicated team of healthcare professionals, including Registered Nurses, is available around the clock to offer the support you need—from assistance with daily living activities to focused clinical care or even a friendly conversation.







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. Set by the government & indexed at 85% full single standard age pension.	Applies to most people. Covers the cost of your room.	Applies to some people. Supplement to Basic Daily Fee.	Applies to some people. 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. The current daily rate is $68.93
2. Accommodation Fee: these fees vary by Aged Care Facility and room type. Please find more detail 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 $109.45. The NCCC has 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 $140,652.80 (indexed) in total NCCC's.

Sunnybank Hills
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 Premium Studio Accommodation (30sqm) is remarkably spacious single studios, designed with modern décor and fittings, and feature a private ensuite with a walk-in shower and modern vanity.

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

ROOM OPTIONS	MAXIMUM RAD	MAXIMUM DAP	EXAMPLE COMBINATION 50% RAD / 50% DAP
Single Studio, 30sqm, private ensuite	$950,000	$221.49	$475,000 + $110.75 per day

Disclaimer: All rates are calculated using a government-approved Maximum Permissible Interest Rate (MPIR) 8.51% as of 1st October 2026. Fees and charges are current for the period 1st October 2026 to 31st December 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.