

Updated 1st July 2026**Boandik Kessal – Key Features Statement**

Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Economy Room
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$341,000
Daily accommodation payment (DAP)*	\$78.76
Number of Rooms	Sutton - 1, 2, 4, 6, 7, 9

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments. The full details of the accommodation payments and examples of combination payments is available in the attached accommodation pricing schedule.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

Our single economy rooms in the Sutton Unit offer a cosy, private room featuring views onto our attractive courtyards. Inside, you will find a built-in wardrobe and comfortable furnishings tailored to your individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant. We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The economy rooms are 16.10m² with large storage spaces and an ensuite measuring 4.13m².

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost.

Right on Your Doorstep

You will never be far from the heart of our community. These rooms are just a short walk from our communal lounge and dining rooms, library, hairdresser and café, as well as quiet, private sitting areas and our beautiful courtyard gardens.

Our Activities Program

Our weekly lifestyle program features resident-led activities, such as music, arts and crafts, games, and bus outings. Participation is entirely optional, allowing residents to choose the activities that best match their personal interests and abilities.

For further information please contact:

Tracey Ferguson		Jane Templer
Residential Services Officer	or	Residential Manager
101 Lake Terrace East		101 Lake Terrace East
Mount Gambier SA		Mount Gambier SA
(08) 8725 7377		(08) 8725 7377

Contact Boandik Residential Services to complete the resident enquiry form (08) 8725 7377 or alternatively email respite@boandik.org.au

Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Standard Room
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$363,300
Daily accommodation payment (DAP)*	\$83.84
Number of Rooms	Sutton - 3, 5, 8 & 10

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments. The full details of the accommodation payments and examples of combination payments is available in the attached accommodation pricing schedule.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

Our single standard rooms in the Sutton Unit offer a cosy, private room featuring views onto our attractive courtyards. Inside, you will find a built-in wardrobe and comfortable furnishings tailored to your individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant. We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The standard rooms are 14.29m² with large storage spaces and an ensuite measuring 5.22m². The larger ensuite suits both independent residents and those requiring full support.

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost.

Right on Your Doorstep

You will never be far from the heart of our community. These rooms are just a short walk from our communal lounge and dining rooms, library, hairdresser and café, as well as quiet, private sitting areas and our beautiful courtyard gardens.

Our Activities Program

Our weekly lifestyle program features resident-led activities, such as music, arts and crafts, games, and bus outings. Participation is entirely optional, allowing residents to choose the activities that best match their personal interests and abilities.

For further information please contact:

Tracey Ferguson		Jane Templer
Residential Services Officer	or	Residential Manager
101 Lake Terrace East		101 Lake Terrace East
Mount Gambier SA		Mount Gambier SA
(08) 8725 7377		(08) 8725 7377

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Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Premium Room
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$440,000
Maximum daily accommodation payment (DAP)*	\$101.62
Number of Rooms	Laube – 1, 5, 6, 10-19 Hawkins – 1-6, 8-12, 14-18 Moore - 17, 18 Roughana - All rooms

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments. The full details of the accommodation payments and examples of combination payments is available in the attached Accommodation Pricing Schedule.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

Our single premium rooms in the Laube, Hawkins, Moore and Roughana Units offer a cosy, private room featuring views onto our attractive courtyards, gardens or streetscapes. Inside, you will find a built-in wardrobe and comfortable furnishings tailored to your individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant.

We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The premium rooms range in size from 17.2m² to 18.96m² with sitting areas, large storage spaces and ensuites ranging in size from 5.43m² to 5.53m². The larger ensuite suits both independent residents and those requiring full support.

Rooms in Hawkins have an overhead hoist system for residents who require support. The Moore Court Dementia Support unit, officially opened in 2026 after an extensive refurbishment.

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost.

Right on Your Doorstep

You will never be far from the heart of our community. These rooms are just a short walk from our communal lounge and dining rooms, library, hairdresser and café, as well as quiet, private sitting areas and our beautiful courtyard gardens.

Our Activities Program

Our weekly lifestyle program features resident-led activities, such as music, arts and crafts, games, and bus outings. Participation is entirely optional, allowing residents to choose the activities that best match their personal interests and abilities.

For further information please contact:

Tracey Ferguson		Jane Templer
Residential Services Officer	or	Residential Manager
101 Lake Terrace East		101 Lake Terrace East
Mount Gambier SA		Mount Gambier SA
(08) 8725 7377		(08) 8725 7377

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Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Hawkins Court Deluxe Room
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$462,000
Maximum daily accommodation payment (DAP)*	\$106.70
Number of Rooms	Hawkins - 7 & 13

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments. The full details of the accommodation payments and examples of combination payments is available in the attached Accommodation Pricing Schedule.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

Our single Hawkins Court deluxe rooms offer a cosy, private room featuring views onto our attractive courtyards, gardens or streetscapes. Inside, you will find a built-in wardrobe and comfortable furnishings tailored to your individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant.

We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The deluxe rooms in Hawkins have an overhead hoist system for residents who require support and are 20.13m² providing ample space for a separate sitting area and with ensuites that are 5.9m².

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost.

Right on Your Doorstep

You will never be far from the heart of our community. These rooms are just a short walk from our communal lounge and dining rooms, library, hairdresser and café, as well as quiet, private sitting areas and our beautiful courtyard gardens.

Our Activities Program

Our weekly lifestyle program features resident-led activities, such as music, arts and crafts, games, and bus outings. Participation is entirely optional, allowing residents to choose the activities that best match their personal interests and abilities.

For further information please contact:

Tracey Ferguson		Jane Templer
Residential Services Officer	or	Residential Manager
101 Lake Terrace East		101 Lake Terrace East
Mount Gambier SA		Mount Gambier SA
(08) 8725 7377		(08) 8725 7377

Contact Boandik Residential Services to complete the resident enquiry form (08) 8725 7377 or alternatively email respice@boandik.org.au

Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Moore Court Premium Plus
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$473,000
Maximum daily accommodation payment (DAP)*	\$109.24
Number of Rooms	Moore – 1, 2, 3, 5, 10 and 11

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments. The full details of the accommodation payments and examples of combination payments is available in the attached Accommodation Pricing Schedule.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

The Moore Court Dementia Support Unit located within Boandik Kessal was constructed and opened in 2026 providing a state-of-the-art unit for the care of residents with advanced cognitive loss. All single Moore Court premium plus rooms have quality finishes with special attention to the needs of residents requiring dementia support.

The rooms are cosy, and private featuring views onto our attractive courtyards, gardens or streetscapes. Inside, you will find a built-in wardrobe and comfortable furnishings tailored to your

individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant.

We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The premium plus rooms range in size from 13.45m² to 19.60m² and each room has an ensuite designed to suit residents requiring additional support.

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost. Each room in Moore Court also has a television.

Right on Your Doorstep

The Moore Court Dementia Support Unit is a secure unit. All areas are designed to support the independence and individuality of each resident. The unit has an abundance of natural light in both the bedrooms and communal areas that include lounge room, dining room, sitting areas, kitchen and external courtyard within the secure unit. The soft, calming tones provide a safe and welcoming environment for residents. The residents have easy access to an internal courtyard area where they can participate in gardening or enjoy fresh air and sunshine.

Our Activities Program

A lifestyle program designed specifically for and supporting residents living with Dementia is integral to the Moore Court Dementia Support Unit. The lifestyle program may include music, crafts, cooking, outings and games, tailored to individual resident suitability and interests.

For further information please contact:

Tracey Ferguson Residential Services Officer 101 Lake Terrace East Mount Gambier SA (08) 8725 7377	or	Jane Templer Residential Manager 101 Lake Terrace East Mount Gambier SA (08) 8725 7377
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Contact Boandik Residential Services to complete the resident enquiry form (08) 8725 7377 or alternatively email respice@boandik.org.au

Address of home	Boandik Kessal, 101 Lake Terrace East Mount Gambier
Room name	Deluxe Room
Room category	Single room plus private ensuite
Maximum occupancy	1
Maximum refundable accommodation deposit (RAD)*	\$506,000
Maximum daily accommodation payment*	\$116.87
Number of rooms	Laube - 2, 3, 4, 7, 8 and 9 Moore – 4, 6, 7, 8 and 9

* 2% annual retention will apply to full and part RAD payments. Up to 5 years maximum. The retention fee will be calculated daily.

* The DAP will be indexed biannually in March and September.

Accommodation Payment Options

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

A refundable deposit is paid as a lump sum amount. A daily payment accrues daily and is charged fortnightly. A combination payment includes both a partial lump sum and daily payments.

Residents with income of \$35,313.20 and assets less than \$64,500 are classed as supported residents and are not required to pay an accommodation payment.

All aged care residents are subject to Government means testing to determine the cost of their residential aged care fees.

About our Rooms

The deluxe rooms in the **Laube** unit are large rooms that have a separate bedroom, lounge room, ensuite bathroom as well as direct access to a verandah, looking out onto attractive gardens.

The **Moore Court** Dementia Support Unit located within Boandik Kessal was constructed and opened in 2026 providing a state-of-the-art unit for the care of residents with advanced cognitive loss. All single Moore Court deluxe rooms have quality finishes with special attention to the needs of residents requiring dementia support.

The rooms in both Laube and Moore Court are cosy, and private featuring views onto our attractive courtyards, gardens or streetscapes. Inside, you will find a built-in wardrobe and comfortable

furnishings tailored to your individual needs. To keep things fresh and welcoming, each bedroom and ensuite is refurbished whenever a room becomes vacant.

We truly want this to feel like home, so we warmly encourage you to personalise your space with your own favourite furniture, soft furnishings and cherished photos.

The deluxe rooms in Laube range in size from 26.69m² to 29m² with the private ensuite suiting both an independent person and residents requiring additional support.

The deluxe rooms in Moore Court range in size from 15.35m² to 17.70m² with the private ensuite bathroom suiting a resident who requires additional support. Moore Court is a secure unit.

Comfort & Connectivity

To ensure you feel completely at ease, every room comes equipped with:

Climate Control: Individually regulated reverse-cycle air conditioning so you can set the perfect temperature.

Peace of Mind: An easy-to-reach nurse call system.

Staying Connected: To help make your space feel like home, full Wi-Fi and landline capabilities are ready for you to activate through your preferred provider at your own cost in Laube. Each room in Moore Court has a television and is Wi-Fi enabled ready for you to activate through your preferred provider at your own cost.

Right on Your Doorstep

The Moore Court Dementia Support Unit is a secure unit. All areas are designed to support the independence and individuality of each resident. The unit has an abundance of natural light in both the bedrooms and communal areas that include lounge room, dining room, sitting areas, kitchen and external courtyard within the secure unit. The soft, calming tones provide a safe and welcoming environment for residents. The residents have easy access to an internal courtyard area where they can participate in gardening or enjoy fresh air and sunshine.

In our Laube Unit, you will never be far from the heart of our community. These rooms are just a short walk from our communal lounge and dining rooms, library, hairdresser and café, as well as quiet, private sitting areas and our beautiful courtyard gardens.

Our Activities Program

A lifestyle program designed specifically for and supporting residents living with Dementia is integral to the Moore Court Dementia Support Unit. The lifestyle program may include music, crafts, cooking, outings and games, tailored to individual resident suitability and interests.

For further information please contact:

Tracey Ferguson Residential Services Officer 101 Lake Terrace East Mount Gambier SA (08) 8725 7377	or	Jane Templer Residential Manager 101 Lake Terrace East Mount Gambier SA (08) 8725 7377
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Contact Boandik Residential Services to complete the resident enquiry form (08) 8725 7377 or alternatively email respite@boandik.org.au