

# Malvern Centre

1245 Malvern Road, Malvern VIC 3144

## Residential room pricing information

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 monthly. A combination payment includes both RAD and DAP payments. The below prices have been approved by the Aged Care Pricing Commissioner.

### Prices Effective 1 April 2026

#### Ground and First Floor - Superior Suite

All rooms are private single accommodation with an ensuite bathroom.

Approximate size (including ensuite)

up to 22m<sup>2</sup>

#### Maximum price for accommodation in this room

Refundable deposit or Daily accommodation payment

\$880,000 or  
\$191.67/day

#### Example of a combination payment

50% of the accommodation payment as a refundable deposit and  
50% of the accommodation payment by periodic daily payments

\$440,000 deposit and  
\$95.84/day

#### Ground floor – Superior two room suite

All rooms are private single accommodation in a two-room suite with an ensuite bathroom. Dependent on availability, two configurations of the two-room suites are possible:

- Bedroom with ensuite, and kitchenette/dining room/lounge room and walk-in robe
- Bedroom with ensuite, and second bedroom with ensuite

Approximate size (including ensuite)

up to 44m<sup>2</sup>

#### Maximum price for accommodation in this room

Refundable deposit or Daily accommodation payment

\$1,600,000 or  
\$348.49/day

#### Example of a combination payment

50% of the accommodation payment as a refundable deposit and  
50% of the accommodation payment by periodic daily payments

\$800,000 deposit and  
\$174.25/day

# Malvern Centre

## First floor – Superior two room suite

All rooms are private single accommodation in a two-room suite with an ensuite bathroom. Dependent on availability, two configurations of the two-room suites are possible:

- Bedroom with ensuite, and kitchenette/dining room/lounge room and walk-in robe
- Bedroom with ensuite, and second bedroom with ensuite

Approximate size (including ensuite)	up to 44m <sup>2</sup>
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### Maximum price for accommodation in this room

Refundable deposit or Daily accommodation payment	\$1,600,000 or \$348.49/day
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### Example of a combination payment

50% of the accommodation payment as a refundable deposit and 50% of the accommodation payment by periodic daily payments	\$800,000 deposit and \$174.25/day
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## Ground floor – Deluxe three room suite

All rooms are private single accommodation in a three-room suite with an ensuite bathroom. Two configurations are possible of the three-room suites, dependent on availability:

- Bedroom with ensuite, kitchenette/dining room/lounge room, and second bedroom with ensuite
- Bedroom with ensuite, kitchenette/dining room/lounge room with walk-in robe, and second bedroom with ensuite

Approximate size (including ensuite)	up to 66m <sup>2</sup>
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### Maximum price for accommodation in this room

Refundable deposit or Daily accommodation payment	\$2,510,000 or \$546.70/day
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### Example of a combination payment

50% of the accommodation payment as a refundable deposit and 50% of the accommodation payment by periodic daily payments	\$1,255,000 deposit and \$273.35/day
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# Malvern Centre

As one of the longest-serving care providers in Victoria, mecwacare has a proud history of providing residents with an aged-care experience tailored to their individual requirements.

## Quality, condition, size and amenity of the room and any common areas which a person in that room could access

Antique, French and Italian designer furniture is provided in all rooms of the facility, including specialised bedheads, unique lamps, one sit-up chair, one lounge chair, one lamp, one bedside table and one coffee table. High-quality cream-toned carpet is used throughout the facility, creating a luxurious, at-home environment. Premium linen and silk inlay curtains and designer fabric are utilised across the facility.

All rooms have generous storage space, including built-in wardrobes. All resident room doors are lockable, and each has a lockable cupboard and bedside table drawer. Safes are available on request. Residents can bring their own furniture (excluding beds), or use mecwacare-provided designer furniture. Installation of personal fittings is carried out by mecwacare's Maintenance Officer.

The individual climate of each room can be set by the resident through reverse-cycle air-conditioning and heating. Overhead and lamp lighting controls are in each room, and sensor lighting is used in all en-suites to enhance safety. Windows designed to block out harmful UV radiation provide natural light in each room.

Rooms with ceiling tracks to assist residents in transferring are available on a needs basis. All rooms have private ensuites that are fully accessible, including absence of trip hazards on floor, built-in handrails on each toilet and handrails throughout the ensuite bathroom. All rooms, ensuites and public areas have Nurse Call buttons. All resident rooms have telephones, and connections for free-to-air television and Foxtel.

Internet connections are installed for access if required.

All rooms offer a garden aspect, including courtyards and surrounding external flora. Some rooms have mountain views of the Dandenong Ranges.

mecwacare Malvern Centre has an extensive choice of internal and external common areas. High-class contemporary artwork is displayed throughout the facility, including original paintings, sculptures and installations, as well as antique, French and Italian designer furniture and modern fittings.

Each of the four 30-bed wings is colour themed to assist with orientation within the building. Each wing has one large dining room (90m<sup>2</sup> av.), one large lounge room (70m<sup>2</sup> av.), two internal courtyards (116m<sup>2</sup> av.), external courtyards and garden areas, an intimate lounge room and music/television room (21m<sup>2</sup> av.)

All four large dining rooms are openplan providing spacious access, and have an outdoor balcony. Dining rooms are divided into areas for residents who require assistance at meals and those who do not require assistance. Restaurant-style tables and individual chairs can seat one to four residents in an intimate dining setting, with a white linen service and wine available as part of main meals. Meal service can also be provided in residents' rooms. The private dining room (15m<sup>2</sup>) has a self-contained kitchen allowing residents and family members to prepare for and hold functions and special events. Private catering can be utilised from the facility or externally.

Each of the five large lounge rooms has an outdoor balcony. A grand piano is located in one of the large lounge rooms on the ground floor. The seven intimate lounge and music/television rooms have designer furniture, lamps, side tables, artwork and chairs, as well as stereo systems and digital flat screen televisions.

# Malvern Centre

Each of the centre's five courtyards and external gardens are fully accessible to residents and are maintained weekly by a professional gardener. Residents can grow plants of their choice, along with herbs and vegetables that are regularly utilised in meal preparation at the facility.

## Description of any specific accommodation or design features of the room or the areas of the facility someone occupying this room will be able to access

The exercise and therapy room with rehabilitation equipment (15m<sup>2</sup>), and billiards room assist residents in maintaining wellbeing and independence.

The club room (110m<sup>2</sup>) hosts entertainment functions, with piano, comfortable tables and chairs and a fully fitted kitchen. The theatre room (49m<sup>2</sup>) has a high-resolution digital projector with surround sound, upholstered chairs and is darkened with black-out drapes. Two large activity rooms (94m<sup>2</sup> av.) can be used for resident functions, and have a fully-fitted kitchen, PA system, stereo systems and digital projectors. The library and business centre (22m<sup>2</sup>) has an extensive collection of books and magazines and a computer with internet access.

The reception and waiting area (62m<sup>2</sup>) provides a large open space with quality furniture and artwork. There are four roof-covered terraces (64m<sup>2</sup> av.), two on each level, and views over the Dandenong Ranges. External courtyards and gardens allow for gardening, barbecues and sitting with pets.

The centre's café (39m<sup>2</sup>) is open daily, with barista service. An alfresco sitting area (11m<sup>2</sup>) with tables and chairs is located immediately outside the café. mecwacare Malvern Centre's hairdressing salon (13m<sup>2</sup>) is open from Monday to Friday. The salon is fully equipped and provides opportunities for residents to socialise and maintain their personal appearance, including nail care, manicures and pedicures.

## Additional care or services included in the accommodation payment

A weekly happy hour provides complimentary wine, beer and hors d'oeuvres, with a variety of live professional music and entertainment. All meals are prepared in accordance with the individual preference of residents and assessed nutritional needs, and are cooked with fresh ingredients on-site under the direction of the centre's executive chef, with extra choices available. A choice of wines and beers is available at mealtimes. All breakfasts are served to residents in their rooms. Residents have the choice of enjoying meals in the main dining room, on external balconies, or in their own rooms should they prefer.

Volunteers operate a room service trolley with residents able to purchase toiletries, newspapers and café items. There is provision for pastoral visits from a pastoral care volunteer team. A bus with wheelchair provision is available where lifestyle staff have arranged activities in the wider community, and a large, secure undercover car park is available for residents, family members and visitors. Family pets are welcome in the facility to visit residents.

## Any additional service costs associated with the room

mecwacare offers optional purchase of the services of qualified personal care staff, for example to accompany a resident on an outing such as shopping or a walk, or to provide additional care or companionship within the facility. Personalised palliative care and nursing can also be provided.

## Other optional/additional cost of services available include:

- Additional lifestyle activities such as outings and swimming
- Massages
- Small party entertainment such as cheese platters, fruit platters and petit fours
- Dry cleaning.