



TWILIGHT
AGED CARE



HORTON HOUSE

Key Features Statement

OVERVIEW

Horton House is an exemplary and modern state-of-the-art residential aged care facility for female residents only, located in the quiet, leafy suburb of Gordon on Sydney's upper north shore. A short walk from the Gordon shopping centre and railway station, Horton House enjoys a relationship with Ravenswood School for Girls, which is located adjacent to the home. Residents enjoy concerts presented by the students and many visit the home as part of their community service curriculum or Duke of Edinburgh scheme. Clergy visit the home regularly to meet the spiritual needs of residents.

Horton House incorporates a range of high-end design and technological features, is security controlled and is suitable for people living with dementia.

"You're at Home, with Twilight"

Horton House offers residential aged care, palliative care and respite care, accommodating 45 residents in a home like environment of 45 single rooms with an ensuite bathroom. Friendly, compassionate staff members are always on hand to facilitate a smooth transition into your new home, delivering quality person-centred support and individualised care programs developed through the Twilight Family Model of Care.

Horton House is focussed on fostering an enablement community model of care to encourage residents to be as independent and active as possible. The common areas boast a range of large and small spaces to facilitate participation in group activities, with smaller lounge and outdoor areas created to promote privacy, independence, and quiet outdoor spaces. In addition to the larger communal lounge area on the main floor, other floors offer a smaller private lounge area for residents to utilise outside their bedroom. Residents also have access to a hairdresser, clinic room for GP visits and other Allied Health Services, and weekly bus trips for scenic drives, picnics or a lunch outing.



ACCOMMODATION

To accommodate the changing needs of residents and the demand for technology inclusions, the following are provided:

- fast and robust Wi-Fi integrated across the building.
- built-in floor monitoring (ELSi) to remotely monitor resident movements and provide rapid notification of falls.
- a sophisticated nurse calling system.

Wi-Fi is available on our guest network. Facetime or Skype is also available to residents using our iPad. Smart Tv's allow residents to make their own arrangements with providers to access programs of their choice.



Accommodation Prices

As of September 1 2025:

Vary from \$950,000 to \$1,150,000 due to their sizes or facing aspects.

You can pay for the room by one of the following 3 methods:

1. RAD: A full payment of the agreed RAD, ie Refundable Accommodation Deposit.
2. DAP: By a rental style daily payment called DAP, ie Daily Accommodation Payment. The interest rate is set by the government and currently is 7.61% (Maximum Permissible Interest Rate).

$$\text{DAP} = (\text{Agreed RAD Amount} * \text{MPIR})/365$$

3. Combination Payment Method: Part of the Agreed RAD and the unpaid balance to be converted to a Daily Accommodation Payment.

$$\text{DAP} = (\text{Unpaid RAD Amount} * \text{MPIR})/365$$

The maximum accommodation payment is decided by the government, and it is currently at 7.61%.

Where a part RAD/part DAP option is chosen, the resident may elect to have the DAP deducted from the RAD balance. Where this option is taken up the refundable amount of the RAD reduces over the length of the residents' stay.

Prospective residents and their families are encouraged to obtain individual financial advice on the best option for their accommodation payment.

For more information on accommodation cost, please refer to the following website:

<https://www.myagedcare.gov.au/understanding-aged-care-home-accommodation-costs>

COMMON AREAS FOR RESIDENTS

Our common areas are furnished in a style reflecting a warm and welcoming family home. The dining area accommodates all residents while they enjoy fresh meals cooked onsite.



The lounge and activity rooms have colour coordinated armchairs, and large screen TVs. Landscaped grounds and courtyards provide an opportunity for all residents to enjoy the beautifully manicured outdoor environment.

