Barossa Park Lodge

Key Feature Statement

Barossa Park Lodge is OneCare's newest facility. Built in 2014, it sits in the heart of Glenorchy – a vibrant, multicultural city 15-minutes north of Hobart. The facility is surrounded by a wide range of shops, cafes, shopping centres and other quality amenities and essential services.

The facility is situated on a north-easterly aspect on two levels with large corridors and high ceilings ensuring a light, bright and welcoming atmosphere.

Barossa Park soaks in all day sun, which can be enjoyed in the various garden and courtyard areas throughout the facility. Residents can also enjoy stunning views of Kunanyi/Mount Wellington and the Derwent River. Other features include single or couples' rooms, an onsite café, hairdressing salon and commercial kitchen, full laundry service and several large areas for dining and socialising with fellow residents or families and friends.

At Barossa Park Lodge, we offer a range of care approaches to ensure residents remain as independent as possible. We do this by providing 24/7 nurse call response and a registered nurse on staff at all times, customised care and support plans, nutritional advice, regular health monitoring as well as exercise and wellness programs and connections to allied health care services.

Our Leisure and Lifestyle program is diverse and offers something to suit everyone's needs and interests. Where possible, we take residents out to explore greater Hobart and all it has to offer. Other times, we play an array of different games, and participate in arts and crafts, celebrate personal milestones and holidays as well as inviting members of the local community to visit, including animals.

We understand and acknowledge quality of life is dependent on social, intellectual, physical, sensory, and cultural interaction, and at Barossa Park Lodge we aim to fulfill these needs for every resident.

Updated 01-10-2026

Care and accommodation costs:

Depending on your financial situation, your care and accommodation costs may be partly or fully covered by the government.

- Basic daily fee: A daily fee of $68.93 is applicable to all residents (including those in respite care) regardless of which residence you choose. It is set by the Department of Human Services as a contribution to cover the costs of daily living. This fee will be reviewed on 20th March 2027 and for some people this is the only fee they are required to pay.
- Means-tested care fee: A contribution that some people pay towards the cost of their care, determined by a means assessment.
- Accommodation costs: An amount that some people pay to contribute towards or cover the full costs of their room, depending on their means assessment. The following Refundable Accommodation Deposits (RAD) amounts are for those that have to cover the full costs of the room as determined by this assessment. The DAP is indexed to the Maximum Permissible Interest Rate set by the Government (currently 8.51%) and will be updated on 1st January 2027.

Optional Services:

OneCare strives to provide an environment where our residents receive a high standard of professional, individual and respectful care with lifestyle services designed to benefit everyone. The OneCare Select package provides you with added benefits, enabling you to have additional entertainment and lifestyle choices to make your time with us more enjoyable.

Price on application.

Group 1

Group 1 rooms have high quality of furniture and fittings, king single bed, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Restricted View

Room Details

Room type	**Single**
Occupancy	**1**
Bathroom	**Private**
Size	**20m² - 22m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$480,000
Daily Accommodation Payment (DAP)	$111.91
Example combination Payment	50% RAD $240,000 + 50% DAP $55.96

Group 2

Group 2 rooms have high quality furniture and fittings, king single bed, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Terrace/Garden/Courtyard or Street View

Room Details

Room type	**Single**
Occupancy	**1**
Bathroom	**Private**
Size	**20m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$550,000
Daily Accommodation Payment (DAP)	$128.23
Example combination Payment	50% RAD $275,000 + 50% DAP $64.12

Group 3

Group 3 rooms have high quality of furniture and fittings, king single bed, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Street views with mountains in background

Room Details

Room type	**Single**
Occupancy	**1**
Bathroom	**Private**
Size	**20m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$640,000
Daily Accommodation Payment (DAP)	$149.22
Example combination Payment	50% RAD $320,000 + 50% DAP $74.61

Group 4

Group 4 rooms have high quality furniture and fittings, king single bed, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Outlook and direct access to internal courtyard from room.

Room Details

Room type	**Single**
Occupancy	**1**
Bathroom	**Private**
Size	**20m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$600,000
Daily Accommodation Payment (DAP)	$139.89
Example combination Payment	50% RAD $300,000 + 50% DAP $69.95

Group 5

Group 5 rooms have high quality of furniture and fittings, king single bed, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Views of Derwent River or Mount Wellington.

Room Details

Room type	**Single**
Occupancy	**1**
Bathroom	**Private**
Size	**20m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$660,000
Daily Accommodation Payment (DAP)	$153.88
Example combination Payment	50% RAD $330,000 + 50% DAP $76.94

Group 6 - Couples

Group 6 couple rooms have high quality of furniture and fittings, two king single beds, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Restricted View

Room Details

Room type	**Couples room**
Occupancy	**2**
Bathroom	**Private**
Size	**32-35m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$750,000 **(per room)**
Daily Accommodation Payment (DAP)	$174.86
Example combination Payment	50% RAD $375,000 + 50% DAP $87.43

Group 7 - Couples

Group 7 couple rooms have high quality of furniture and fittings, two king single beds, bedside table, desk and visitor chair, heated flooring in bathroom and lockable storage.

- Street view with Mountains in background

Room Details

Room type	**Couples room**
Occupancy	**2**
Bathroom	**Private**
Size	**32-35m²**

Payment Options (choose one)	
Maximum Refundable Accommodation deposit (RAD)	$750,000 **(per room)**
Daily Accommodation Payment (DAP)	$174.86
Example combination Payment	50% RAD $375,000 + 50% DAP $87.43