



SAXON  
WEALD

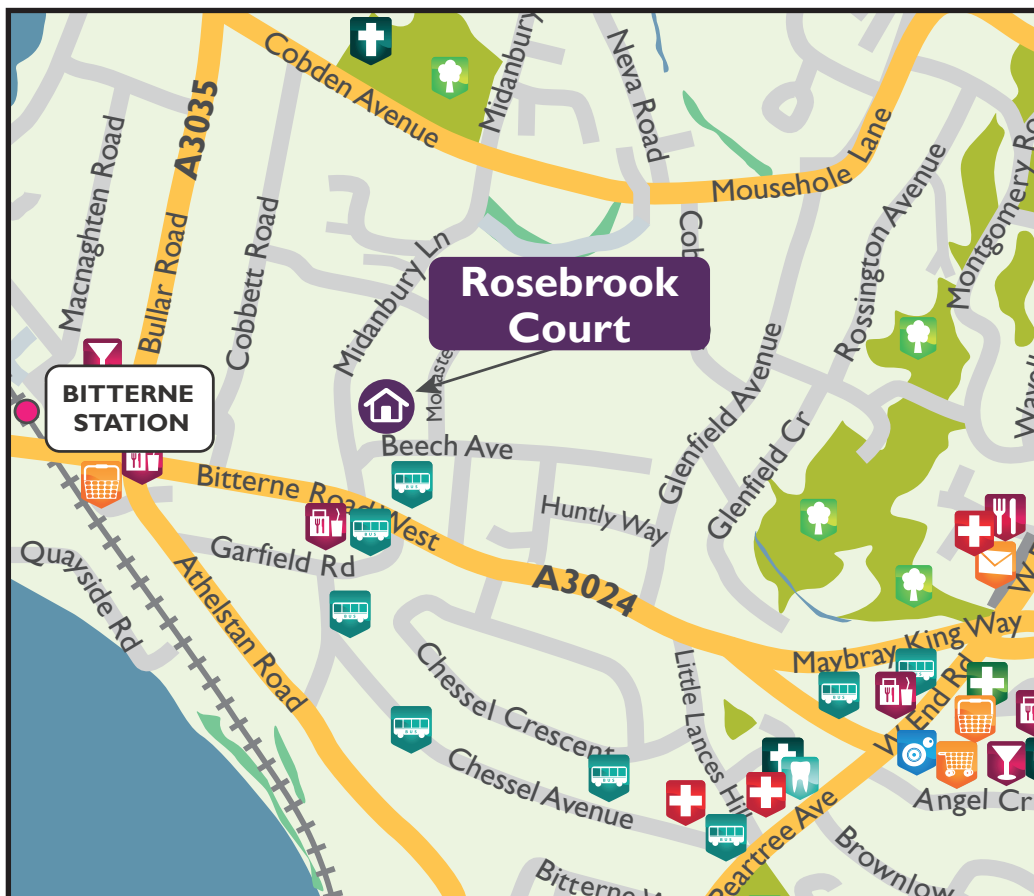
# Rosebrook Court

Extra care

Beech Avenue, Southampton, SO18 4HS







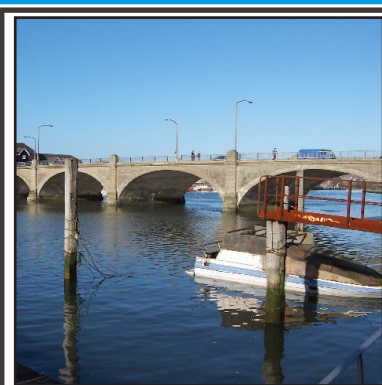
Key	
<b>Leisure &amp; Recreation</b>	
	Ten Pin Bowling
<b>Community</b>	
	Church
<b>Amenities &amp; Shopping</b>	
	Post Office
	Supermarket
	Shop
	Pharmacy
<b>Medical &amp; Dental</b>	
	Medical Centre
	Dentist
<b>Transport</b>	
	Bus Stop
<b>Food &amp; Drink</b>	
	Restaurant
	Take Away
	Bar
	<b>Green Areas</b>

Bitterne Park is situated close to the River Itchen in Southampton. There is a strong community atmosphere, with many amenities close to hand.

The area has its own bakery, butcher, greengrocer and small supermarket. Additionally, there is a library, community centre, health centre and various social clubs.

Bitterne railway station is a short walk from Rosebrook Court, with hourly services to Southampton and Portsmouth, and regular bus services operate locally to Southampton city centre and Hedge End.

Southampton, the largest city in Hampshire, benefits from a large shopping precinct, theatres, galleries and a hospital.



# Care and support at Rosebrook Court

As we get older, some of us need support with the tasks of everyday living and value the reassurance of knowing that qualified staff are close to hand.

Extra care bridges the gap between retirement housing and a residential or nursing home. Rosebrook Court offers the best of both worlds - you have all the independence of your own apartment, but with the peace of mind of a care team on site.

Rosebrook Court could be an ideal solution for couples who require different levels of care, enabling you to live together while receiving the support you need. You must be over 60 to qualify.

If you are interested in living at Rosebrook Court, a member of our team will visit you to ensure that you are suitable for extra care living and that your needs can be met by the scheme.

To use the on-site care team, you will have your needs assessed by Southampton City Council. They will determine how much care you receive and what you will have to pay. You can purchase care privately if you prefer.

For more details and advice on the support at Rosebrook Court, please call us on 01403 226000.

## Buying an apartment

Some apartments at Rosebrook Court are available to purchase on a shared equity basis. This means that you buy a 75% share in the property, while Saxon Weald retains the remaining 25%. You do not pay rent on our share but monthly service and support charges are payable.

## Renting an apartment

You can apply to rent a property at Rosebrook Court if you are aged 60 or over and have a connection to the local area. You will also need to have some care and support needs.



There are upper limits to the amount of care and support that can be provided in an extra care scheme and very occasionally alternative accommodation may have to be arranged for residents. This decision would be made by health and social care professionals in conjunction with the family or an advocate acting for the resident.



# A look inside your Rosebrook Court apartment

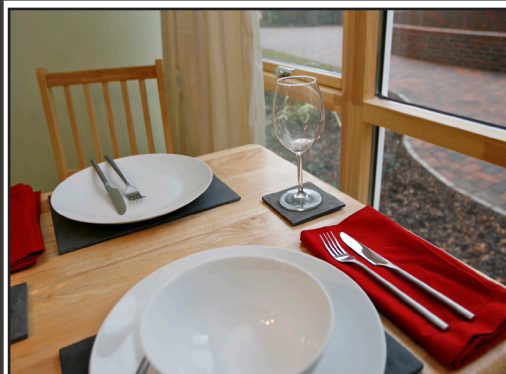
Rosebrook Court consists of 33 one and two-bedroom apartments, all of which are comfortable and well thought-out. Every apartment is fitted with easy-grip lever taps, and plug sockets and switches are sited at a suitable height.

The modern, fitted kitchens come complete with built-in oven, hob and extractor hood.

To aid mobility, all bathrooms feature level-access showers with a folding seat, grab rails and non-slip flooring.

All apartments benefit from double glazed windows, TV and FM aerial points, as well as phone points. The first, second and third floors also feature a Juliette balcony in the living area.

For peace of mind, all apartments are fitted with a pull-cord emergency alarm system and smoke alarms. They also have a door-entry phone system to enable guests to be let in from the main scheme entrance.

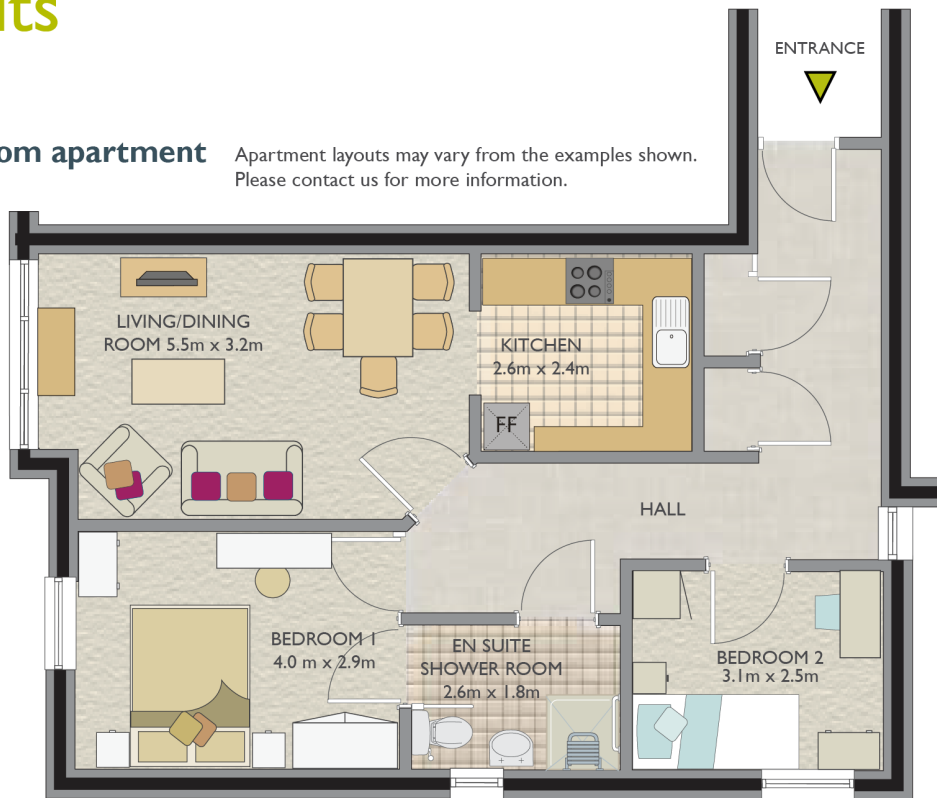




# Layouts

## Two-bedroom apartment

Apartment layouts may vary from the examples shown.  
Please contact us for more information.



## One-bedroom apartment



# Communal areas at Rosebrook Court

We pay special care and attention to the design of our schemes and their grounds, ensuring shared areas are both comfortable and practical.

Rosebrook Court's comfortable lounge is elegantly furnished, offering an ideal place to meet friends and relax. If the weather is nice, you can also find yourself a quiet spot in the secure and attractive courtyard garden.



An apartment for guests is available for a small charge allowing residents to welcome visitors for overnight stays and helping to ensure your guests are comfortable.

Please note: shared areas of the scheme may be used by community groups, adding to the range of activities available to residents.

## Facilities include:

24 hour care team on site

Comfortable residents' lounge

Stylish restaurant

Off-street parking

Secure and attractive courtyard garden

Guest suite

Assisted bathing facilities

Mobility scooter charging facilities

Laundry facilities

Hairdressing room





# Dining at Rosebrook Court

A nutritious, well-balanced diet is essential in maintaining health and well-being. Our attractive restaurant serves substantial midday meals every day of the year at a modest cost. Meals are freshly prepared in our kitchens and we are happy to cater for any specific health or cultural requirements.

This is a favourite time of day for many residents as they enjoy getting together with their friends and neighbours over a meal. The warm, friendly atmosphere means the restaurant is often considered to be the hub of the scheme. Visiting friend and relatives are welcome to use the restaurant too.

In the event of illness, meals can be taken to your apartment.



## Sample Lunch Menu:

### Main Courses

a choice of dishes such as:

Steak & Mushroom Pie  
Homemade Lasagne  
or Salmon Fishcakes

Served with a selection of  
fresh, seasonal vegetables

### Dessert:

Sticky Toffee Pudding with  
Custard or Fresh Fruit





**SAXON  
WEALD**

Saxon Weald, established in 2000, is a respected housing association providing over 6500 homes across Sussex and Hampshire. Around a quarter of our properties are purpose-built apartments for the over 55s, and we are a leading provider of housing with extra care and support for older people in the region. We believe in helping people maintain their independence as they get older.

Our aim is to improve quality of life for our residents and the communities we work in.

## Interested in purchasing?

Please call our sales team on 01403 226000  
or email [sales@saxonweald.com](mailto:sales@saxonweald.com)

## Interested in renting?

Please contact Horsham District Council's housing department on 01403 215100  
or email: [hello@saxonweald.com](mailto:hello@saxonweald.com)

## Extra care

If you have an enquiry about extra care  
please call 01403 226000



These details have been prepared in good faith and are provided as a guide to the services provided as at December 2019. Photographs shown are examples for illustrative purposes only. Sample floorplans, information and specifications are provided for the guidance and interest of potential residents but do not form any part of a contract or constitute an offer.