



Fitzwarren Court - Swindon



Assisted Living - an innovative alternative to a care home

Welcome to Fitzwarren Court - helping you stay independent for longer



Fitzwarren Court is located on Kingsdown Road close to Stanton Fitzwarren, yet just a short drive from Swindon.

Here you will find an attractive development of one and two bedroom retirement apartments and studios providing

independent living with the option of care and support delivered by qualified staff and tailored to your own individual needs.

You will also have access to a wide range of social and leisure facilities in a safe, secure and friendly environment, all set in delightful landscaped gardens.

Founded on Christian principles in 1943, MHA is one of the UK's leading charitable providers of accommodation, care and support for older people. We believe our approach is unique, nurturing the mind, body and spirit – setting us apart from other care providers.

Assisted Living - a flexible alternative to residential care

Perhaps you're finding everyday tasks such as cooking, cleaning or getting dressed are becoming more difficult and you simply want a little help. Perhaps maintaining your property is becoming too much. Or you may need more intense personal care, up to care home levels, either on a temporary or more permanent basis. Whatever your personal situation, the

benefit of assisted living is that you retain your independence, with your own home and your own front door with access to flexible care and support as and when you need it.

You will also be surrounded by like minded friends and neighbours, and have facilities and activities to enjoy later life in comfort and with companionship.

Moving made easy

At MHA, we understand that moving house can be stressful but we are here to help. After all, moving to an assisted living property is all about making things easier and gaining an improved quality of life.

Assisted Living – we'll take much of the hassle out of daily living

- **External property repairs and upkeep** – we do it all for you
- **Cooking** – we provide three meals a day with plenty of choice
- **Household chores** – we provide weekly domestic help, with more if you need it
- **Utility bills, Council Tax and buildings insurance** are also included in your plan
- **You don't have to worry** about your personal safety – we offer 24hr emergency support should the need arise
- **There'll be no need** to feel isolated or lonely – you have new friends on your doorstep and the option of daily contact from our team
- **You'll have no time for boredom** as there's always something to do



Your home - more than just a room with a view



At Fitzwarren Court you have the opportunity to purchase your new home outright, rent it or choose a shared ownership option. Shared ownership means that you purchase a percentage of the property and pay rent on the remaining amount.

When you purchase your new home you have the added reassurance of knowing that the equity in your property is protected.

What's more, service fees at Fitzwarren Court are very competitive compared with those of a typical care home with similar levels of support.

Whatever you decide, you will have a home that is yours to furnish and decorate to your own taste.

Fitzwarren Court apartments & studios offer generous living space and have been designed to meet the needs of those in later life. Particular attention has been given to making life easier for residents by incorporating safety features and consideration to the needs of those with mobility issues.



Apartment Features:

- 24hr emergency alarm system linked to our on-site team
- Specialist flooring to kitchens and bathrooms to reduce slip hazards
- Level access showers
- Lever taps and accessible power points for ease of use
- High quality kitchens and bathrooms
- Double glazed and fully carpeted
- Facility for satellite TV, with Sky Plus
- Telephone line
- Gas central heating with low surface temperature radiators
- Fire protection with sprinkler system and smoke detectors
- Colour video entry system
- Wheelchair accessible throughout
- Patio or Juliet balcony to most apartments
- Car parking space and buggy storage area available

Stay active - with friends and neighbours

A varied programme of activities and leisure pursuits to keep the mind and body active is organised on site and a regular shuttle bus into Swindon is available for residents.

You'll be able to join family, friends and neighbours in the residents' lounge for a chat, relax in the beautiful gardens or enjoy some pampering in the hair and beauty salon.

However, there's no pressure to take part in anything if you'd prefer to spend some 'me time' in the comfort of your own home.

Facilities at Fitzwarren Court include:

- Hair and beauty salon
- Café bistro
- Residents' lounge
- Library and activity room
- Assisted bathroom
- Buggy store
- Shuttle bus

“ I felt a bit on my own before I moved to an MHA scheme, but now there's no time to be bored or lonely ”



Care and support - as individual as you are



Our flexible care and support service is optional and tailored to your needs.

It could simply mean providing you with extra help around the apartment. It could mean help with more personal tasks such as bathing and getting dressed or providing more intensive levels of care that you'd normally receive in a care home. Whatever your needs, you can be assured that the support you need will be delivered with dignity and respect by a member of our friendly team.



“ I've got my independence, but help is on hand if I need it. ”

Care and support is an optional service

so you might not need any support at all but it's good to know that if that changes, help is on hand straight away.

And because our care is so flexible, we can accommodate couples who have different needs.

If you need care when you join us, you will have an in-depth consultation with one of our trained staff to develop your own individual care plan.



As well as physical support,

MHA prides itself on offering spiritual support to help maintain personal well-being and a sense of purpose. Each MHA scheme has a dedicated Chaplain who can provide a listening presence and one-to-one pastoral support for all residents – regardless of faith, background or need.



Already included in your plan:

- Three meals a day
- 24 hour emergency support
- Utility bills and Council Tax
- Building insurance
- One hour of domestic support per week
- External window cleaning
- Exterior maintenance to your apartment
- Garden maintenance
- Social and leisure activities
- Chaplaincy support



Ground Floor - apartments, suites and overview

keys:

- 1 Bed Apartment
- 2 Bed Apartment
- Studio
- Communal area



First Floor - apartments, suites and overview

keys:

- 1 Bed Apartment
- 2 Bed Apartment
- Studio
- Communal area



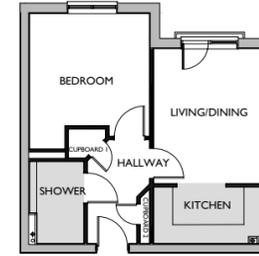
Second Floor - apartments, suites and overview

keys:

- 1 Bed Apartment
- 2 Bed Apartment
- Studio
- Communal area

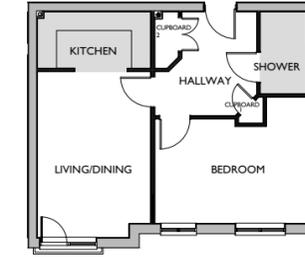


Typical apartment layouts



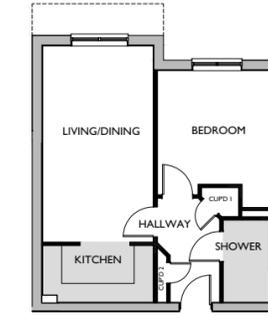
Apartment Type: A
1 bedroom
Apartment Numbers: 01, 02, 16, 17, 18

Living/Dining:	3.45 × 4.30 (11'5"×14'2")
Bedroom:	3.77 × 3.91 (12'5"×12'11")
Kitchen:	3.45 × 1.80 (11'5"×6'0")
Shower Room:	2.61 × 1.71 (8'8"×5'8")



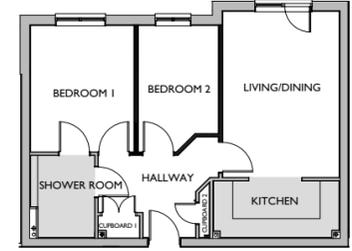
Apartment Type: B
1 bedroom
Apartment Numbers: 03, 19

Living/Dining:	5.28 × 3.57 (17'5"×11'9")
Bedroom:	5.04 × 4.02 (16'8"×13'4")
Kitchen:	3.57 × 1.80 (11'5"×6'0")
Shower Room:	2.61 × 1.71 (8'8"×5'8")



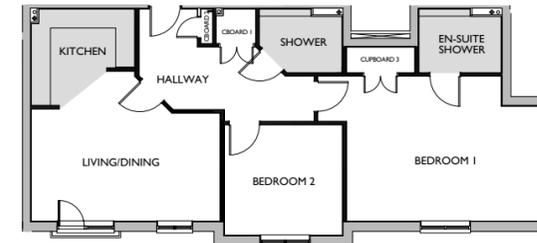
Apartment Type: C
1 bedroom
Apartment Number: 15

Living/Dining:	6.25 × 3.49 (20'3"×11'6")
Bedroom:	4.36 × 3.79 (14'5"×12'6")
Kitchen:	3.57 × 1.80 (11'5"×6'0")
Shower Room:	2.61 × 1.71 (8'8"×5'8")



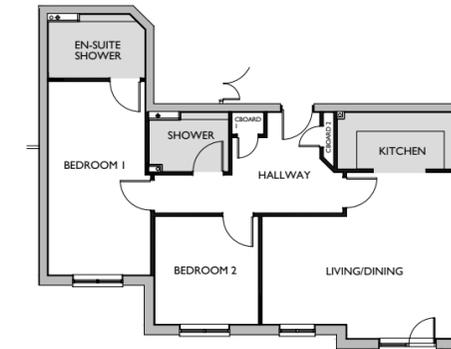
Apartment Type: D
2 bedroom
Apartment Number: 6, 7, 8, 9, 10, 11, 12, 13, 14, 22, 25, 26, 27, 28, 29, 30, 32, 33, 34, 35, 36, 37

Living/Dining:	5.28 × 3.67 (17'5"×12'2")
Bedroom - 1:	4.02 × 3.26 (13'3"×10'9")
Bedroom - 2:	4.02 × 2.52 (13'3"×8'4")
Kitchen:	3.97 × 1.80 (13'2"×6'0")
Shower Room:	2.61 × 2.01 (8'7"×6'8")



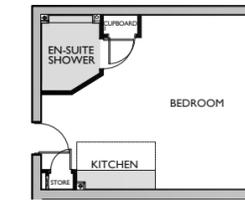
Apartment Type: E
2 bedroom
Apartment Numbers: 24, 31

Living/Dining:	5.95 × 4.77 (19'8"×15'9")
Bedroom - 1:	6.17 × 4.63 (20'4"×15'3")
Bedroom - 2:	3.72 × 3.51 (12'4"×11'7")
Kitchen:	3.26 × 3.65 (10'9"×12'1")
Shower Room:	2.61 × 2.01 (8'7"×6'8")
En-Suite Shower:	2.59 × 2.03 (8'7"×6'9")



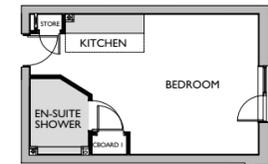
Apartment Type: F
2 bedroom
Apartment Number: 23

Living/Dining:	6.35 × 5.28 (21'0"×17'5")
Bedroom - 1:	6.16 × 3.22 (20'4"×10'8")
Bedroom - 2:	3.43 × 3.28 (11'4"×10'10")
Kitchen:	3.97 × 1.80 (13'1"×6'0")
Shower Room:	2.50 × 1.91 (8'3"×6'4")
En-Suite Shower:	3.05 × 2.02 (10'0"×6'8")



Apartment Type: G
Studio
Apartment Numbers: 05, 21

Bedroom:	6.09 × 4.46 (22'9"×14'8")
Kitchen:	2.50 × 1.20 (8'3"×4'0")
Shower Room:	2.41 × 1.82 (7'11"×6'1")



Apartment Type: H
Studio
Apartment Numbers: 04, 20

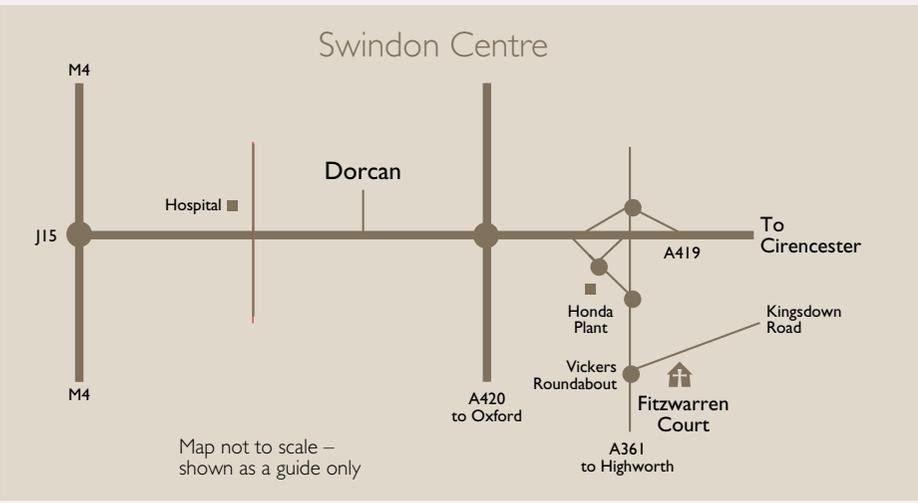
Bedroom:	5.70 × 5.54 (18'8"×18'5")
Kitchen:	2.50 × 1.50 (8'3"×4'11")
Shower Room:	2.41 × 1.82 (7'11"×6'1")



Interested in finding out more?

Contact **01332 296200**
or visit **www.mha.org.uk**

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These particulars are set out as a general outline for guidance only. The information in this brochure does not in any way form part of a contract or warranty. Photographs are indicative only as the apartments are currently under construction and all measurements are approximate.