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Hedgerow Court
27 Nelson Street
East Ham
London
E6 2RL

Hanover Housing Association is a not for profit organisation, with the objective of providing comfortable, safe and affordable living. By working with others, we have brought together an impressive array of skills and experience, resulting in an approach that is not only responsive to the needs of individuals, but also addresses the challenges of retirement and accessibility faced by society as a whole.

When considering a move to an Hanover estate, we can help you to claim any relevant financial benefits that you may be entitled to. We want to help make your next move as easy and worthwhile as possible.

Disclaimer

The photographs and illustrations displayed are for guidance only. No visual depiction can be relied upon as accurately describing or portraying a particular or proposed development of the organisation.

**Hanover welcomes
applications from
all communities**

Issued on behalf of Hanover Housing Association, an exempt charity. Industrial & Provident Society No. 16324R, Housing Corporation No. L0071. Registered Office: 1 Bridge Close, Staines, TW18 4TB. Hanover EasyLiving is a business name of Hanover Housing Association. Please note that telephone calls may be recorded. The terms 'Partners' or 'Partnerships' used in these pages does not imply any legal partnership between the parties named.

www.easyliving.org.uk



Hedgerow Court East Ham

*A unique retirement
development of 43 one &
two bedroom apartments*





Independence for life

The Development...

Hanover is pleased to offer this unique retirement development in East Ham, designed specifically with the needs of older people in mind with access to care and support. Hedgerow Court is well located in a quiet residential road, only a quarter of a mile from the local High Street, and comprises 43 self-contained one and two bedroom apartments; each with a lounge, fitted kitchen, and bathroom with level access shower. Nine of these are available for sale on a shared ownership basis at 75% of open market value, and the remainder are offered for rent.

Hedgerow Court Newham

Living in Newham...

Newham is located north of the Thames on the east side of London. The borough was once associated with docks and railways, but is now an area of changing landscape and economy.

Living in Newham brings you all the benefits of a dynamic London Borough. Not only does it have excellent road, rail and bus links but also a great range of amenities. East Ham boasts a bustling High Street, Town Hall, Library, Central Park and

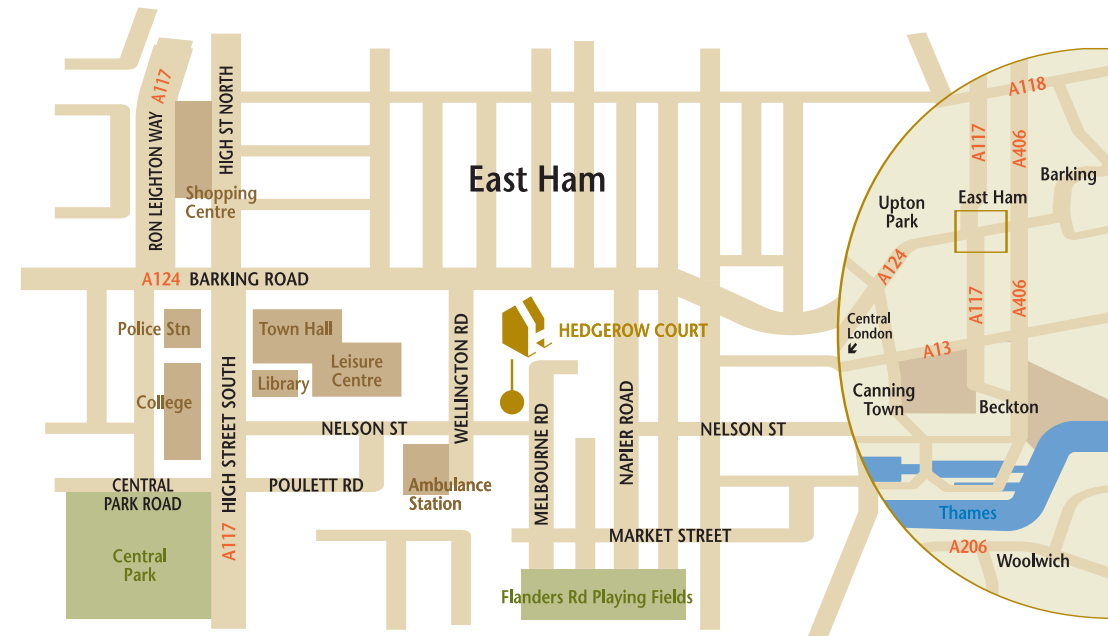




The Location

27 Nelson Street, East Ham, London E6 2RL

Hedgerow Court is situated on the corner of Nelson Street and Wellington Road and is easily accessed via the A117, A124 and A406.



Leisure Centre. The borough also has nine further libraries, another 21 clean and safe parks – including five bowling greens, two further leisure centres, two museums, Adult Education classes and the Newham Fit Club - with a range of activities for all ages. Epping Forest, one of the largest green spaces in London begins in Newham.

The Olympic bid for 2012 is centred on Stratford, and will put Newham on the world map, bringing in even more investment in transport and leisure facilities.

Transport Links

Newham has a major international rail terminal with a direct link to Paris at Stratford. Improved links to central London and the growing use of the City Airport are offering plentiful opportunities for regeneration.

The bus service network is vast and buses to and from East Ham are frequent.

Design and Build

*Fitted kitchen with oven and hob,
wheelchair accessible*

Bathroom with level access shower

*Fully carpeted with vinyl to kitchen
and bathroom*

Gas heating from a communal boiler

TV and BT points to principal rooms

CCTV

Emergency alarm

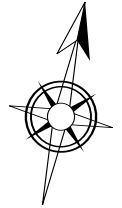
Door entry system

The Properties

The contemporary design of Hedgerow Court reaches four storeys in part and offers 43 apartments on all different levels. Each of the one and two bedroom apartments has access to the lifts making use of the different rooms on other floors easier. The communal residents lounge and dining area overlook the attractive courtyard garden. There is parking available for residents and visitors.



Site Plan



Facilities

Communal lounge and dining area

Hairdressing salon

Therapy room

Guest room

Laundry

Assisted bathroom

Mobility scooter and cycle store

Estate Manager

On site care staff

24 hour emergency call system

Lift to all floors

Wheelchair accessible throughout





General Floor Plans



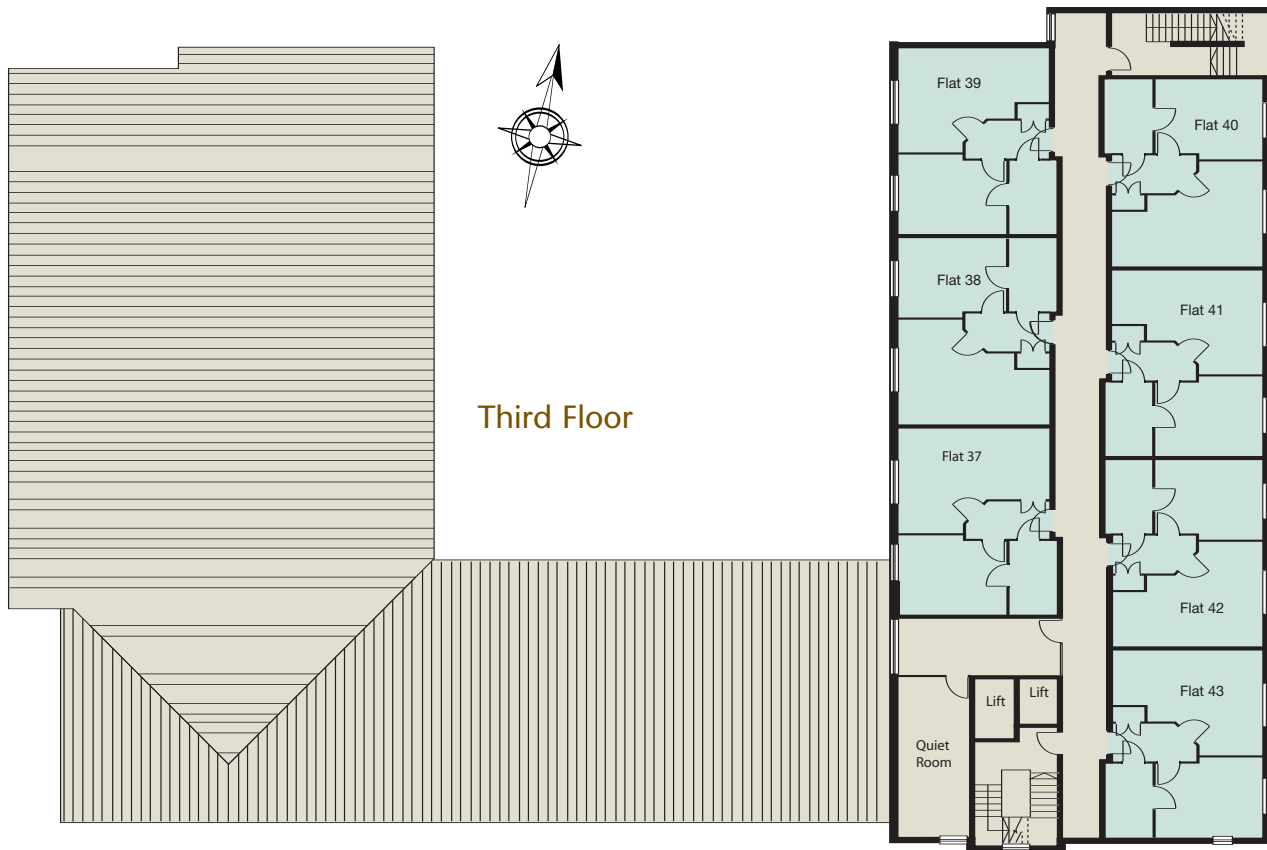


Key

-  1 Bedroom Type
-  2 Bedroom Type
-  Communal Areas

General Floor Plans

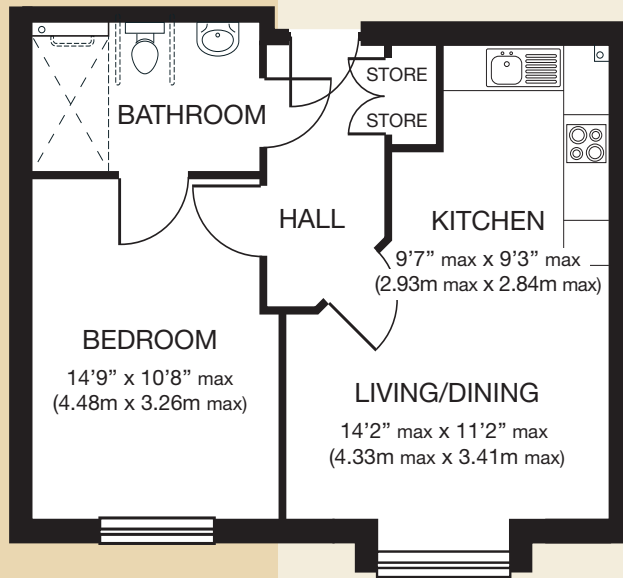





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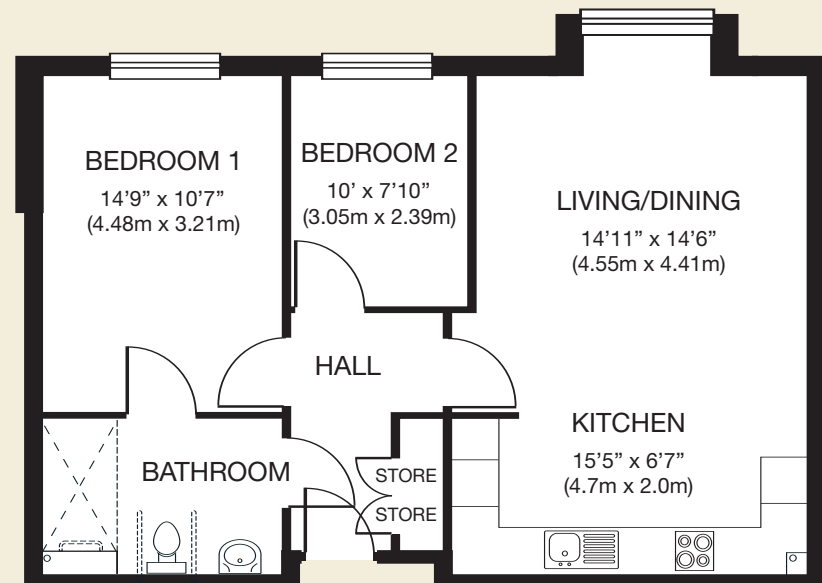
-  One Bedroom Type
-  Two Bedroom Type
-  Communal Areas

Apartment Layouts



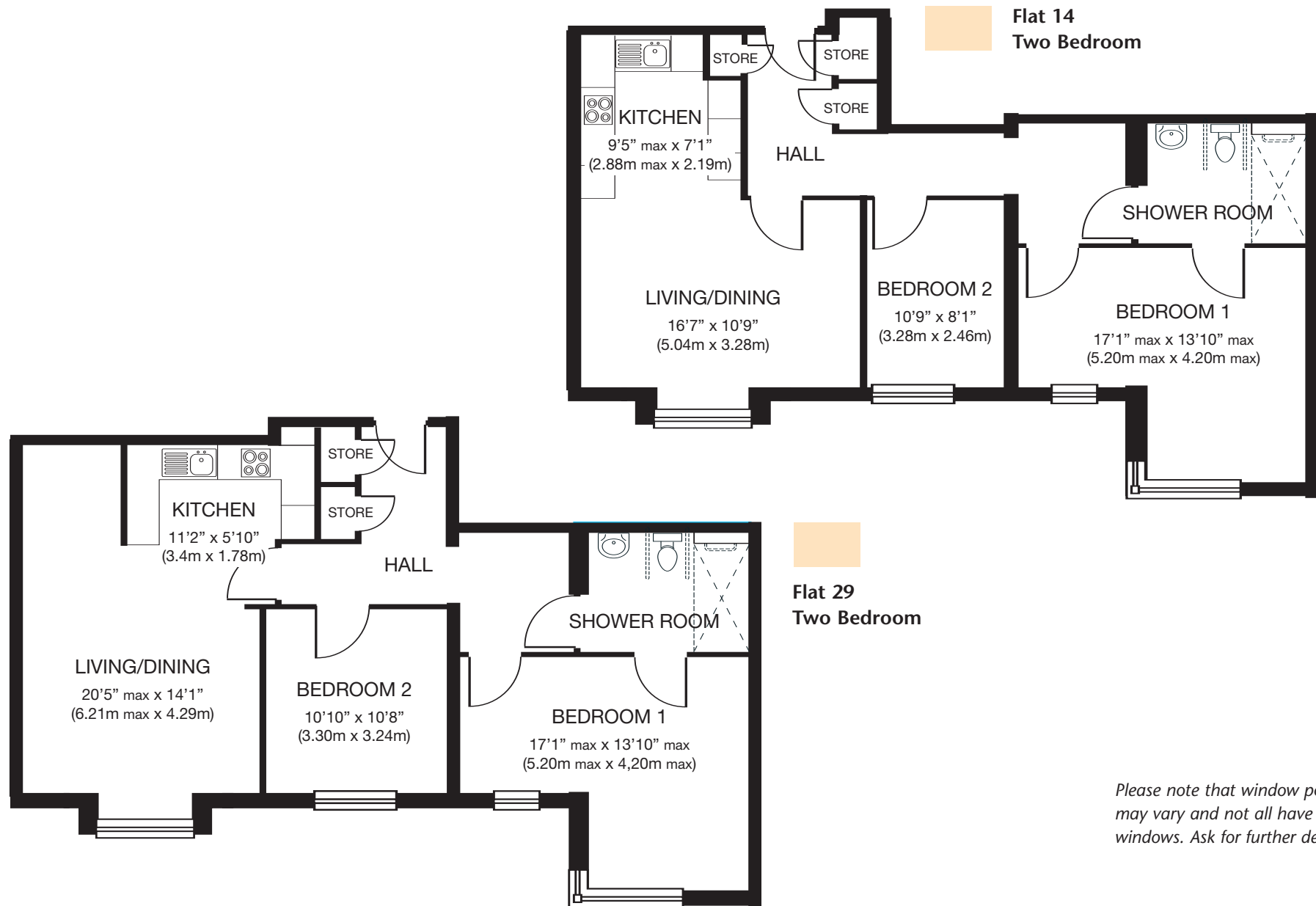
 **Typical
One Bedroom flat**

 **Typical
Two Bedroom flat**



Please note that window positions may vary and not all have bay windows. Ask for further details.





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