

Artist Impression



Wainwright Court

Retirement apartments in the heart of Kendal



 **Assisted
LIVING**
from McCarthy & Stone





Welcome to Wainwright Court

Set in the beautiful market town of Kendal, Wainwright Court is a stunning development of 60 one and two bedroom Assisted Living apartments with care and support on hand as and when you need it, designed for the over 70's the development is in a convenient and enviable location.

With management on-site 24 hours a day and a qualified care team on-site, a table service restaurant* serving freshly prepared meals and a lounge with tea and coffee available all day, the development has everything you need to continue to live independently.



*An extra charge applies.

"The support I receive from the team at McCarthy & Stone makes life easier..."

Homeowner, Goodes Court, Royston



Picture yourself here

Picture yourself in a spacious and stunning new apartment. Designed to the Lifetime Homes Standard*, our high quality Assisted Living apartments are carefully designed and built with pride and attention to detail. There's a fully fitted kitchen, a spacious bathroom with walk in shower, a walk out balcony or Juliet balcony to selected apartments. You can just sit back and enjoy life in a picture postcard market town surrounded by some of England's finest scenery.

Designed with you in mind

All Assisted Living developments are wheelchair friendly and there's a secure mobility scooter room to store and charge your vehicle**. If bending and lifting is a concern, you'll notice that the ovens and plug sockets are waist height. There's also slip resistant flooring in the bathroom, a walk in shower and lever taps for ease of use.

The features extend into the development where you'll find a lift and grab rails along the hallways.

Peace of mind guaranteed

Knowing that help is at hand creates a sense of wellbeing. There's a 24 hour emergency call system provided by a personal pendant and call points in your bedroom and bathroom, as well as on-site management 24 hours a day. You'll be able to see who's calling for you at the development front door with the camera entry system linked to your TV screen. Getting around at night is helped by having illuminated light switches. You can relax knowing that you are safe and secure.

Energy efficiency comes as standard

Wainwright Court has been built with energy efficiency in mind. The development has underfloor heating throughout, producing a consistent temperature within your apartment. Other features such as double glazing can help you save on those energy bills.

*Lifetime homes standard is a set of 16 design criteria that provide a model for building accessible and adaptable homes.

**Spaces subject to availability. †Ask your sales consultant for details.



Your
pet is
welcome
too[†]

*"I feel very safe and secure
and any concerns are dealt
with efficiently."*

Homeowner, Royston, CQC Report



Living life at Wainwright Court

Outside of your apartment, there are extra facilities to enjoy. At the heart of the development is the table service restaurant where you can have a freshly cooked lunch at a modest cost, often made with locally sourced ingredients, every day of the year. Special dietary requirements are catered for and your friends and family are welcome to book.

For those special occasions, a function room is available and the resident chef can work with you to cater for the event.

Enjoy the development

You can enjoy tea and coffee with your new neighbours in the lounge and take in the views of the landscaped garden. There is a fully equipped laundry in the development for all your washing, drying and ironing needs. The machines are helpfully raised, so there's no need to bend and lift.

We also have guest ensuite accommodation with TV and tea and coffee making facilities available for your friends and family to stay at a small charge*, making it easier for you to have your loved ones to stay.

Socialising with new friends

We find that our homeowners in each location set the social tone of a development – but your Estates Management team are on hand to facilitate social events and activities that you can choose to be part of. Typically, you'll find there are book clubs, film nights and day trips which can be booked. You can invite your friends and family to dine with you at the development, participate in the events and celebrate all the major occasions throughout the year. There's always something going on that you can choose to be part of.

Relax in the landscaped gardens

You can sit back and relax in the landscaped gardens which enjoy gated private access to the towpath alongside the River Kent.

*£25 per night at time of going to press





A care and management team you can trust

Assisted Living gives you much more than just a beautiful new apartment. We have a wonderful care and management team at the heart of the development that you will get to know and trust.



Introducing YourLife

Our specialist company, YourLife is regulated by the Care Quality Commission* – and each Estates Manager who leads the team at the development is personally registered with the Commission. To read the CQC's independent evaluation of our provision, please see:

www.cqc.org.uk/search/yourlife**

We understand that to provide excellent customer service we need outstanding people. YourLife ensures that their staff have the skills to do a first rate job, invests in training and encourages career development. All staff are subject to an enhanced certificate from the DBS (The Disclosure and Barring Service) before they commence work alone at the development.

Domestic assistance is included


One hour of domestic assistance per week, per apartment is already included in your service charge, so many time consuming chores like bed changing and cleaning can be a thing of the past.

You can also book extra time charged from 15 minutes per session for the qualified staff to help you with other personal care and domestic assistance services. You can book these on a temporary basis, as a one-off or on a regular basis – the choice is yours. Unlike in a traditional care home environment, you will only pay for the care and support you need.



YourLife
Care and Management

*In Scotland, the care regulator is the Care Inspectorate. In Wales, the care regulator is the Care and Social Services Inspectorate. **If you don't have internet access, we can print your reports on request.



*"I can live my life my way here
in my own home – and the help
and care I receive enables me
to do that."*

*CQC Report, Farringford Court,
Lymington February 2013*

Lifestyle support



Flexible care and support

Assisted Living is all about assisting you in living independently in your own home. If you require additional care and support today – or you think you might in the future, it's reassuring to know that you have a qualified, reliable and friendly team on your doorstep. Here are the types of personal care and support services they can provide at an extra charge. This can be from as little as 15 minutes per session, which can be increased and decreased to suit your needs.



Domestic assistance

If you want to add to the one hour of domestic assistance included in your weekly apartment service charge, you can add extra time to help with tasks such as changing the beds, shopping for groceries and posting letters.

Laundry service

The team can take care of all your laundry requirements, returning your clothes and other items washed, dried and ironed in 24 hours.

Lifestyle support

If you fancy a theatre or shopping trip, our team can provide companionship and support, helping you to get out and about.

Personal care

We can help you with going to bed and getting up in the morning, help with medication prompting and convalescence care. There's a whole host of services on offer.

If you think you would like to take advantage of these services, then your Professional Advisor and Sales Consultant can arrange a private, confidential wellbeing Assessment with the Estates Manager, so you can be sure you have all the care and support you need from the moment you move in.







Features at Wainwright Court

Apartment Features

General

- Juliet or walk out balcony to selected apartments
- Patio to selected apartments
- Double glazing
- Fitted or walk in wardrobe to main bedroom
- Cloakroom to selected apartments
- Telephone and television point in living room and bedrooms
- Sky/Sky+ connection point in living room
- Dual aspect to selected apartments

Bathroom

- Fitted and tiled bathroom
- Level access shower
- Slip resistant flooring
- Ensuite shower room to selected apartments
- Mono block lever taps
- Fitted mirror
- Electric shaver socket
- Heated chrome towel rail
- Extractor ventilation

Kitchen

- Fitted and tiled kitchen with integrated fridge, freezer and ceramic hob
- Single oven
- Cooker hood
- Stainless steel mono block lever taps
- Electrically operated kitchen window
- Under pelmet lighting

Heating and finishes

- Underfloor heating
- Oak veneered doors
- Chrome door furniture

Safety and security

- Camera entry system for use with a standard TV
- 24 hour emergency call system provided by a personal pendant with call point in bathroom and bedrooms
- Intruder alarm
- Mains connected smoke detector
- Illuminated light switches for bathrooms and bedrooms
- Fire detection equipment



Development Features

- Homeowners' Lounge - with television
- Table service restaurant^
- 24 hour on-site management
- Estates Manager and YourLife team
- Domestic assistance (one hour per week included in service charge, additional hours by arrangement)
- Personal care packages available from the on-site CQC registered YourLife team^
- Full wheelchair accessibility
- Guest suite^#
- Function room
- Laundry
- 2 Lifts to all floors
- Landscaped gardens with sitting out patio
- Mobility scooter charging room#
- Car parking available on-site to permit holders^# (please ask a sales consultant for more details)

^Extra charge applies #Subject to availability





Wainwright Court

- 1 Bank
- 2 Bus Stop
- 3 Bus and Coach Station
- 4 Café
- 5 Dentist
- 6 Doctor Surgery
- 7 Hairdresser
- 8 Post Office
- 9 Train Station
- 10 Restaurant
- 11 Supermarket

 Pedestrian Zone

 One way

 Main shopping areas

Pedestrian Area includes: Bakers, Banks, Book shops, Butchers, Cafés, Clothes shops, Gift shops, Hairdressers, Jewellers, Library, Newsagents, opticians, Outdoor shops, Solicitors, Takeaways, Travel agents, and Restaurants.

Map not to scale. Contains Ordnance Survey data © Crown copyright and database right 2014.



Life in Kendal

Kendal is an old market town situated on the edge of one of the most beautiful parts of the country – the English Lake District. It is often affectionately referred to as the ‘Gateway to The Lakes’ which is one of the most visited National Parks in the country, offering impressive scenery and stunning landscapes.

Kendal's unique blend of history, culture and shopping makes it a desirable place to live and the perfect place to enjoy your retirement. The town boasts a rich history; Alfred Wainwright, author of the famous guidebooks, was born in Blackburn, but lived in Kendal; the Town Hall used to be his office when he was Borough Treasurer.

The historic town centre offers a mix of traditional shops and high street retail outlets. Highgate and Stricklandgate are the main shopping routes through the town. You'll also find the shopping centres and pedestrian-friendly Finkle Street and Market Place.

Kendal has excellent transport links with bus services providing routes to many of the surrounding towns and villages. Kendal rail station is on the branch line to Windermere from Oxenholme. Oxenholme is on the west coast mainline which provides connections to many of the country's major cities.



Next steps... To register your interest in Wainwright Court at Kendal, or to find out more, call us on 01539 725277.

Local area images: The Famous 1657 Chocolate House, River Kent, Brewery Art Centre

Development Overview

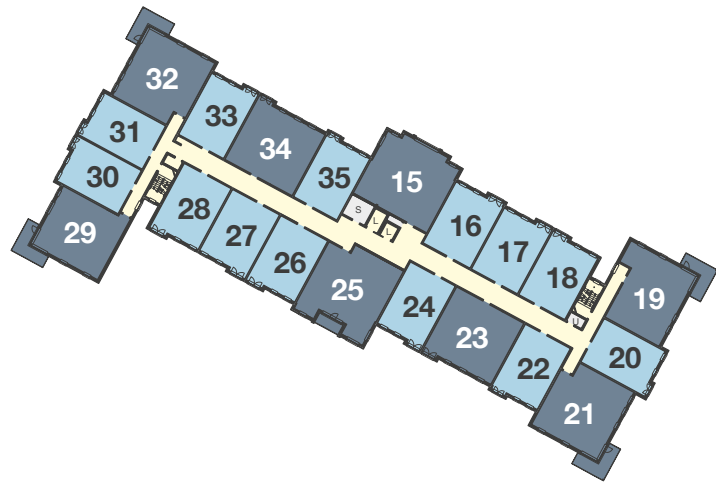
Site & Ground Floor

- 1 bedroom apartment
- 2 bedroom apartment
- Communal areas
- Staff areas
- Secure gated pedestrian access for homeowners and residents of Webb View Court & Earl Court

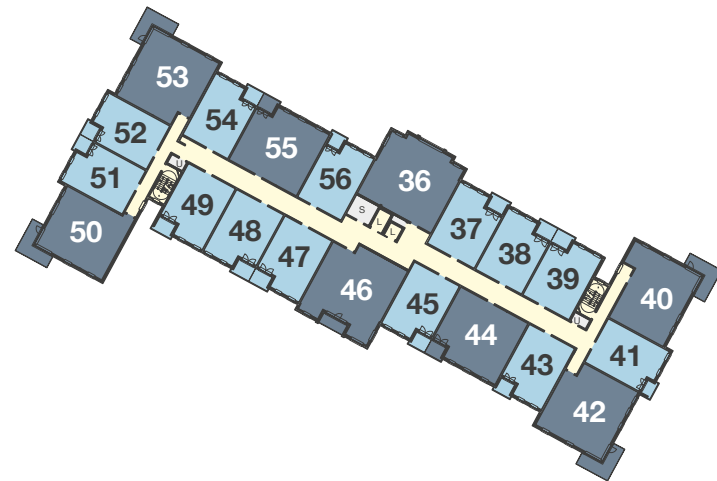
- | | | | | | |
|-----|---|--------------------|-----|---|------------------------|
| Ent | - | Entrance | MSS | - | Mobility Scooter Store |
| FR | - | Function Room | Of | - | Office |
| GS | - | Guest Suite | Rec | - | Reception |
| KR | - | Kitchen Refuse | S | - | Store |
| L | - | Lift | S-S | - | Sub-Station |
| La | - | Laundry | U | - | Utility room |
| MR | - | Multi-purpose Room | | | |



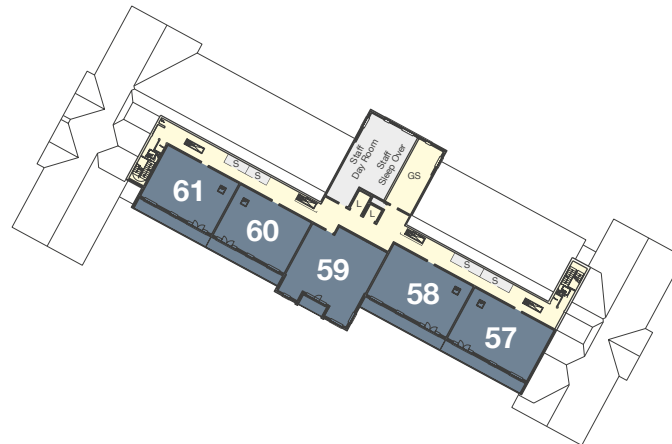
First Floor



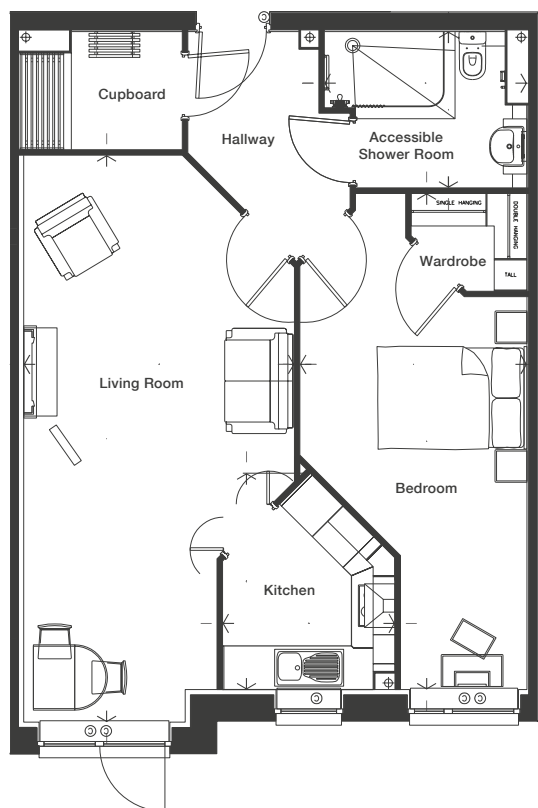
Second Floor



Third Floor

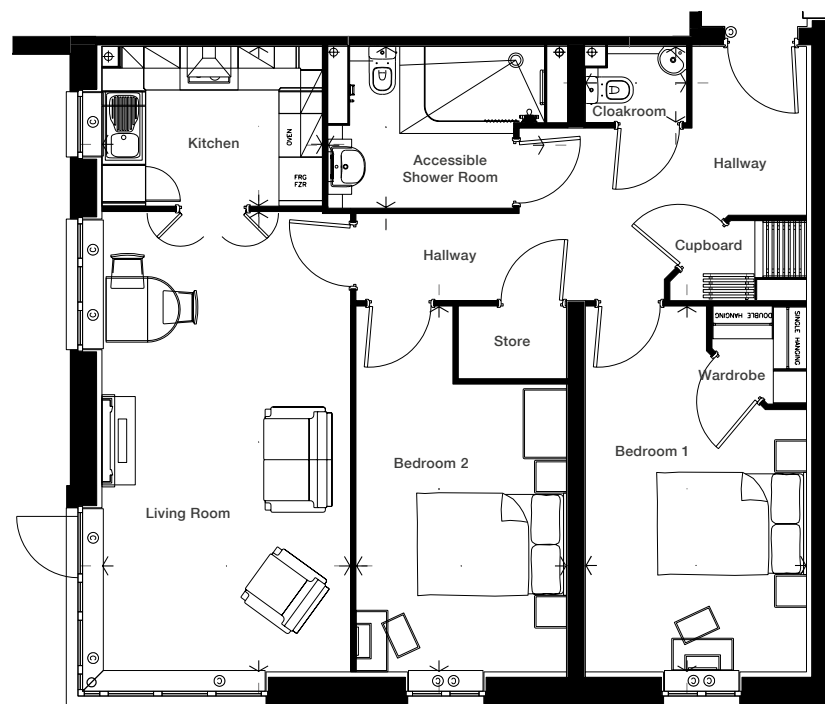


Typical one bedroom apartment



Living Room (Max.)	25'8" x 12'3"	(7811mm x 3728mm)
Kitchen (Max.)	7'10" x 9'10"	(2375mm x 2980mm)
Bedroom (Max.)	22'5" x 10'3"	(6836mm x 3127mm)
Shower Room (Max.)	7'1" x 9'2"	(2152mm x 2791mm)

Typical two bedroom apartment



Living Room (Max.)	20'10" x 11'3"	(6342mm x 3425mm)
Kitchen (Max.)	10'0" x 7'3"	(3038mm x 2197mm)
Bedroom 1 (Max.)	16'6" x 10'0"	(5040mm x 3046mm)
Bedroom 2 (Max.)	16'6" x 9'6"	(5040mm x 2900mm)
Shower Room (Max.)	9'10" x 7'4"	(2989mm x 2227mm)
Cloakroom (Max.)	3'5" x 4'7"	(1050mm x 1395mm)

See individual apartment plans for specific details. Arrows denote measurement points

The dimensions given on plans are for general guidance only, and should not be used for carpet sizes, appliance spaces or items of furniture. Although every effort has been made to ensure accuracy, dimensions quoted are subject to final measurement on completion of actual apartment. No responsibility can be accepted for any mis-statement in this leaflet, which is not a contract nor forms any part of any contract. The company also reserves the right to alter specification without notice. Age restrictions apply on all retirement developments. If there are any important matters which are likely to affect your decision to buy, please contact the Sales Consultant before travelling to view.

We're online, why not join us
at www.mccarthyandstone.co.uk



facebook.com/mccarthyandstone



twitter.com/mccarthyandstone



youtube.com/user/mccarthyandstone



linkedin.com/company/mccarthy-&-stone

We welcome your comments

If you have a comment about any aspect of McCarthy & Stone's products or services, we'd love to hear from you. Please write to us at: Customer Communications, McCarthy & Stone, 4th Floor, 100 Holdenhurst Road, Bournemouth, Dorset BH8 8AL or email us at: comments@mccarthyandstone.co.uk

Please include as many details as possible. Please be assured that, in the event your correspondence necessitates a response by us, we promise to be in touch within 5 working days.

Computer generated image - development may be subject to variations in appearance, gardens indicate several years growth. All internal images show typical interiors and purchasers are advised that the furniture, fixtures and fittings are for visual representation only and do not depict the actual finish of any individual apartment. No responsibility can be accepted for any mis-statement in this leaflet, which is not a contract nor forms any part of any contract. The company also reserves the right to alter specification without notice. Age restrictions apply on all retirement developments. If there are any important matters which are likely to affect your decision to buy, please contact the Sales Consultant before travelling to view. Details correct at time of print.

A development by McCarthy & Stone Retirement Lifestyles Limited,
Unit 3 Edward Court, Altrincham Business Park, Altrincham,
Cheshire WA14 5GL. Tel: 0800 919 132

January 2015

Directions to Wainwright Court, Kendal

Webb View, off Burneside Road, Kendal LA9 4TE

From the M6: Leave the M6 at junction 36 and join the A590 travelling westward and following signs for Kendal. Continue on joining the A591 for approximately 8 miles. Bear right at the roundabout junction A591 and Windermere Road A5284. Turn right onto Windermere Road and continue following signs for 'town centre' for approximately 1.2 miles joining Stricklandgate. At the traffic light junction, Stricklandgate/Burneside Road (Stricklandgate Methodist Church is on your left), turn left onto Burneside Road, continuing for ¼ mile and the entrance to Wainwright Court can be found on the right at Webb View, off Burneside Road.

From Kendal town centre: Heading along Allhallows Lane at the junction with Stricklandgate continue straight ahead across the junction onto the A6 – Lowther Street, continue along and take the third turning on your left into Blackhall Road and keep in the left hand lane and continue over crossing Stramongate – keep in the left hand lane and at the junction with Sandes Avenue turn left. The road curves to the right, continue along the A5284 Stricklandgate and take the second right into Burnside Road and then take the third turning on your right into Webb View and the entrance to Wainwright Court is on your left hand side.

YourLife
Care and Management


McCarthy & Stone