

Bradshaw House including Bishop's Hill and the Bowling

At Elmbridge Housing Trust we recognise that getting older means different things to different people. Whether you are looking for greater security, somewhere more affordable, companionship, or simply a more manageable home, **Bradshaw House** is specially designed to meet your needs.

Beautifully positioned in well-maintained grounds, Bradshaw House is just a short stroll away from the River Thames. It is also close to a Day Centre, three Health Centres, and Walton Community Hospital. Walton Town Centre with all its amenities is also nearby. There is a varied selection of flats and houses available at Bradshaw House, Bishop's Hill and the Bowling. The many activities throughout the year offer laughter and fun.

Bradshaw House Features:

- 31 (1 bed) units over 3 floors
- Lift x 1
- Communal lounge, kitchen, laundry facilities and drying areas, 3 shower rooms incl. 1 with assisted bath, hairdressing salon, hobbies room, and grounds
- Non-allocated parking for residents and visitors
- Secure door entry system
- Emergency call system
- Resident Scheme Manager at Bradshaw House
- Guest room x 1

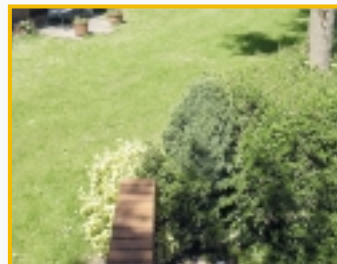
Bishop's Hill Features:

- 31 (1 & 2 bed) flats and houses
- Communal grounds
- Use of all the facilities at Bradshaw House*



The Bowling Features:

- 14 (1 & 2 bed) units
- Communal grounds
- Lift x 1
- Use of all the facilities at Bradshaw House*
- Scheme Manager



Benefits

- Worry free lifestyle
- Independence with support at hand
- Peace of mind
- Security
- Help in an emergency
- Company when wanted



* Except the laundry facilities as Bishop's Hill and the Bowling have space for their own washing machine.

Costs

A range of facilities are provided in our ERA properties, for which we charge rent and service charge. The service charges are used to cover the costs of communal services such as lighting and heating corridors and lounges, the provision of the community alarm service, the scheme manager service, as well as the replacements of fixtures and fittings. Each scheme is slightly different, and in this scheme the service charges cover:



- Scheme Manager costs
- Community Alarm costs
- Communal fixtures and fittings costs
- Communal lift costs
- Communal grounds maintenance
- Communal internal and external window cleaning
- Communal heating costs
- Communal electricity costs
- Communal Council Tax
- Communal water rates
- Personal heating in the flat*
- Personal electricity usage in the flat*

Please note, this is not an exclusive list, however it does cover the main services included in the service charge. Personal heating and electricity, where included are shown separately on your bill.

* Personal heating and electricity is not covered in The Bowling or Bishops Hill

For more information:

Write to: Elmbridge Housing Trust, Case House, 85-89 High Street,
Walton on Thames, Surrey, KT12 1DZ

Call: 01932 235700 **Email:** housingneeds@elmbridgehousing.org.uk

Where to find it:

Bradshaw House

(including The Bowling and Bishops Hill)

Bishops Hill

Walton on Thames

KT12 2PT

