



Oak Tree Court

Stylish retirement apartments | Tenterden

Welcome to Oak Tree Court

Oak Tree Court is a Retirement Living development, brought to you by McCarthy & Stone. This stylish development offers a selection of one and two bedroom Retirement Living apartments and is situated in the picturesque town of Tenterden. Ideally situated close to the high street, Oak Tree Court has all the amenities you could want close by. What's more, McCarthy & Stone apartments are designed to make it easy for you to live independently with every home comfort.

Designed exclusively for the over 60s, Oak Tree Court offers you the best of both worlds. You have the benefit of owning your own home, free from worries of external maintenance or gardening – and there's support if you need help with anything. With so much attention to detail, it's no wonder McCarthy & Stone is the UK's leading retirement housebuilder.





Artist impression

Your dream apartment built by an award winning developer



Artist impression

“

You have to look forward and be brave. The decision we took turned out to be one of the best we have ever made.

Homeowner
McCarthy & Stone

”





“

The move itself was completely stress free, they took care of everything for us. The customer service and support we received was excellent and made the whole process feel effortless.

Homeowner
Heron Place, Kidlington

”



Providing award winning customer service

We're incredibly proud to have been awarded a 5-Star rating in customer satisfaction for twelve consecutive years, as voted for by our homeowners via the House Builders Federation (HBF) survey.

We're delighted that so many of our homeowners say they would happily recommend us to their friends and family. We believe this is testimony to the quality and attention to detail that goes into all our developments and the service we provide.

Since we started in 1977 we've built over 50,000 apartments, as well as a strong reputation for quality. It's nice to know that we're getting it right for the people who really matter.



Our developments take the stress out of being a homeowner

You'll feel at home in your beautiful new apartment in next to no time. It's easy to relax knowing there's a dedicated Concierge on hand during the day – a friendly face who'll be around to offer you help and support.

Best of all, you'll have no worries about external maintenance or window cleaning. When it comes to the beautifully landscaped gardens, you can sit back and enjoy it all without having to lift a finger. Energy costs for the communal areas are all budgeted for in one easy service charge.



Enjoy more time to socialise with the people you care about





A retirement
filled with
friendship



Computer generated image - Landscaped gardens

Imagine more time to socialise with new friends and neighbours

Oak Tree Court has everything you need to get on with a full and active life. The stunning club lounge opens out to the beautiful landscaped gardens, providing the perfect place to sit back, relax and enjoy your retirement with friends old and new. There's even a guest suite, complete with TV and tea and coffee making facilities, so you can invite your friends and family to come and stay[^].

We also understand the companionship that a pet can bring, so if you're used to having a pet around you're welcome to bring them too, as long as they're well behaved[†].

“

It's so much more than we expected - we absolutely love it! We settled in very quickly and have made some great friends. It's wonderful to be surrounded by such welcoming and like-minded people.

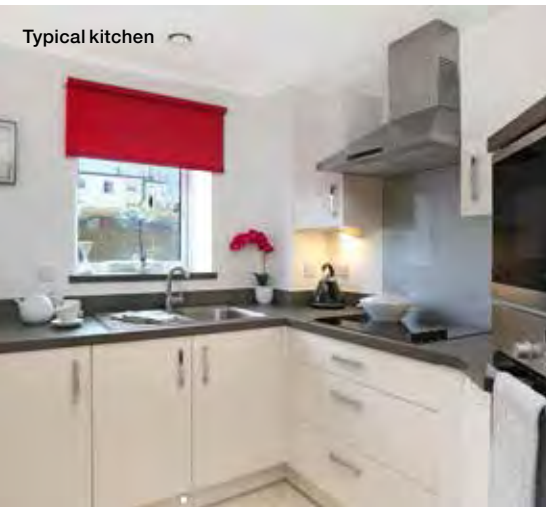
Homeowner
McCarthy & Stone

”

[^]Extra charge applies. [#]Subject to availability. [†]Please speak to Sales Executive for more information on our pet policy.

Comfort and convenience just outside your front door

Typical kitchen



Typical shower room



Services

- A dedicated Concierge is based on-site during office hours to provide help and support, if required
- 24 hour emergency call system, should you need assistance day or night
- If you need someone to put up pictures, shelves or hang curtains call upon our handyman. As part of your moving package, we'll provide one hour's service within your first 30 days of moving

Development

- The club lounge is the perfect place to entertain visitors, socialise with neighbours or make new friends
- Landscaped gardens for you to enjoy without having to lift a finger
- Guest suite perfect for when friends and family come to visit[^]
- Lift to all floors
- On-site car parking
- Mobility scooter store and charging room[#]

[^]Extra charge applies. [#]Subject to availability.

Your new apartment in detail

General

- NHBC 10 year guarantee allows you to buy with confidence
- Double glazing to keep you warm and help reduce your bills
- Walk-in wardrobe to selected master bedrooms
- Walk-out/juliette balconies or patio areas to selected apartments
- Washer/dryer
- Telephone and television point in living room and bedroom
- Sky/Sky+ connection point in living room

Kitchen

- Fitted kitchen with high gloss finish
- Integrated NEFF fridge/freezer and microwave
- Electric oven at waist-height and ceramic hob with extractor hood
- Stainless steel sink
- Plinth lighting

Shower room

- Fitted shower, tiled with level access
- High quality sanitary fittings

Heating and finishes

- Panel heaters and underfloor heating to the bathroom
- Neutral decor to coordinate with your furnishings
- Oak veneered doors giving your interior a quality feel
- Chrome door furniture for a stylish touch

Safety and security

- Camera entry system for additional peace of mind
- Smoke detector and intruder alarm
- Illuminated light switches in the bathroom, master bedroom and hallway



We'll help you make the move

Once you've found the perfect apartment, your move couldn't be in better hands. We're with you every step of the way to help plan and organise de-cluttering, packing and unpacking. After all, we have years of experience in helping over 60,000 people move.

We have a range of moving solutions that are flexible and ensure your move is as easy as possible. For more information; call us, visit us at one of our developments or, if you'd prefer, we can come to you.

Once you see how easy and enjoyable life could be with McCarthy & Stone, we think you'll be convinced it's the right move for you.

“

McCarthy and Stone made the experience of moving, which is generally a very stressful one, feel really positive and like a burden had been lifted from my shoulders. They eliminated any sense of worry around purchasing a property off-plan by keeping me regularly updated, informing me of the build progress, and generally just holding my hand throughout the purchase process. I couldn't wish for better.

Homeowner
Sydney Court, Sidcup

”



With everything
designed around
you, experience
a new level of
comfort



Apartments designed to make your life easier

Step inside one of our new apartments and you'll wonder why you didn't move years ago. You'll settle in quickly with your own belongings around you and when family and friends visit there's more than enough room to entertain them. Selected apartments also benefit from walk-out balconies or patio areas.

Life's little luxuries are waiting for you

In the kitchen, you'll see that we've incorporated a range of high quality appliances,

including a waist-height oven, ceramic hob, integrated microwave, and integrated fridge/freezer. Everything is designed to make cooking and cleaning as effortless as possible.

Our luxurious bathrooms are designed to offer both functionality and safety. They all have level access showers so you can get in and out easily, slip resistant flooring and lever taps which turn on and off effortlessly.

10 year guarantee

As a registered builder with the NHBC, all new McCarthy & Stone apartments come with a 10 year NHBC Warranty.



All in place

With glazing and insulation, your apartment is designed to be incredibly energy efficient, allowing you to keep warm whilst helping to keep your heating bills low. We'll also ensure that telephone, TV and Sky connection points are fitted ready for you from the day you move in.

Safe and secure

Peace of mind comes from a door entry system linked to your TV, so you can see who's there before letting anyone in, an intruder alarm and a 24 hour emergency call system, giving assistance whenever you need it. If you spend a lot of time travelling or visiting family, a McCarthy & Stone apartment also lets you 'lock up and leave' so you can go away in the knowledge that everything is safe and secure.

A helping hand from our handyman service

We're here to help and will do all we can to get you settled – you can even use our handyman service if you need someone to put up pictures, shelves or hang curtains (we'll give you one hour's time free within your first 30 days of moving into your apartment).

Put your own stamp on your apartment

Throughout the apartment, the decor is light and neutral, so whatever your taste in furniture and furnishings, everything is sure to coordinate beautifully. You'll have plenty of scope to make your apartment your own and incorporate your own personal touches.

“*The quality of the finish on the apartments is wonderful and we feel completely secure in our new apartment.*”

Homeowner, McCarthy & Stone



Typical master bedroom



Typical second bedroom as a study

**Our stunning
apartments are
built to high
standards**

A vibrant
community
with amenities
on your doorstep



Discover Tenterden

The perfect location for Retirement Living

This picturesque town in the Ashford district of Kent has plenty to delight retirees. Home to beautiful historic buildings, acres of scenic countryside and a bustling town centre, residents are spoilt for choice for pastimes.

The development is ideally situated for access to local amenities, with Tenterden high street less than half a mile away. Indulge in retail therapy with the vast selection of shops, or enjoy a leisurely lunch at a local restaurant or café. For everyday supplies, a large supermarket is just under a mile away from Oak Tree Court, offering convenience on your doorstep.

Additionally, Tenterden hosts a variety of activities for residents to enjoy including; the Tenterden Folk Festival, The Sinden Theatre, and the weekly country market on the high street.

With its varied attractions and idyllic location, Tenterden provides the perfect place for an active and independent retirement.





- 1 Supermarket
- 2 Post Office
- 3 Doctor
- 4 Bus stop
- 5 Dentist
- 6 Library
- 7 Bank
- 8 Hairdressers
- 9 Café



To register your interest or to find out more about buying a McCarthy & Stone Retirement Living apartment at Oak Tree Court, call us on **0800 201 4106** or visit **mccarthyandstone.co.uk/oak-tree-court**






Oak Tree Court

Ground Floor



Key

-  - 1 bedroom apartment
-  - 2 bedroom apartment
-  - Communal / Staff areas

- EN** - Entrance
- ENF** - Entrance foyer
- GS** - Guest suite
- L** - Lift
- MSS** - Mobility scooter store
- OFF** - Office
- P** - Plant
- RR** - Refuse & recycling
- S** - Stairs
- ST** - Store
- WC** - Communal toilet






(SMALLHYTHE ROAD)

Oak Tree Court

First Floor



Key

-  - 1 bedroom apartment
-  - 2 bedroom apartment
-  - Communal / Staff areas

- EN** - Entrance
- ENF** - Entrance foyer
- GS** - Guest suite
- L** - Lift
- MSS** - Mobility scooter store
- OFF** - Office
- P** - Plant
- RR** - Refuse & recycling
- S** - Stairs
- ST** - Store
- WC** - Communal toilet






Oak Tree Court

Second Floor



Key

-  - 1 bedroom apartment
-  - 2 bedroom apartment
-  - Communal / Staff areas

- EN** - Entrance
- ENF** - Entrance foyer
- GS** - Guest suite
- L** - Lift
- MSS** - Mobility scooter store
- OFF** - Office
- P** - Plant
- RR** - Refuse & recycling
- S** - Stairs
- ST** - Store
- WC** - Communal toilet



Approximate room sizes:

Living room

19'1" x 11'4" / 5805mm x 3457mm

Kitchen

9'9" x 7'9" / 2963mm x 2373mm

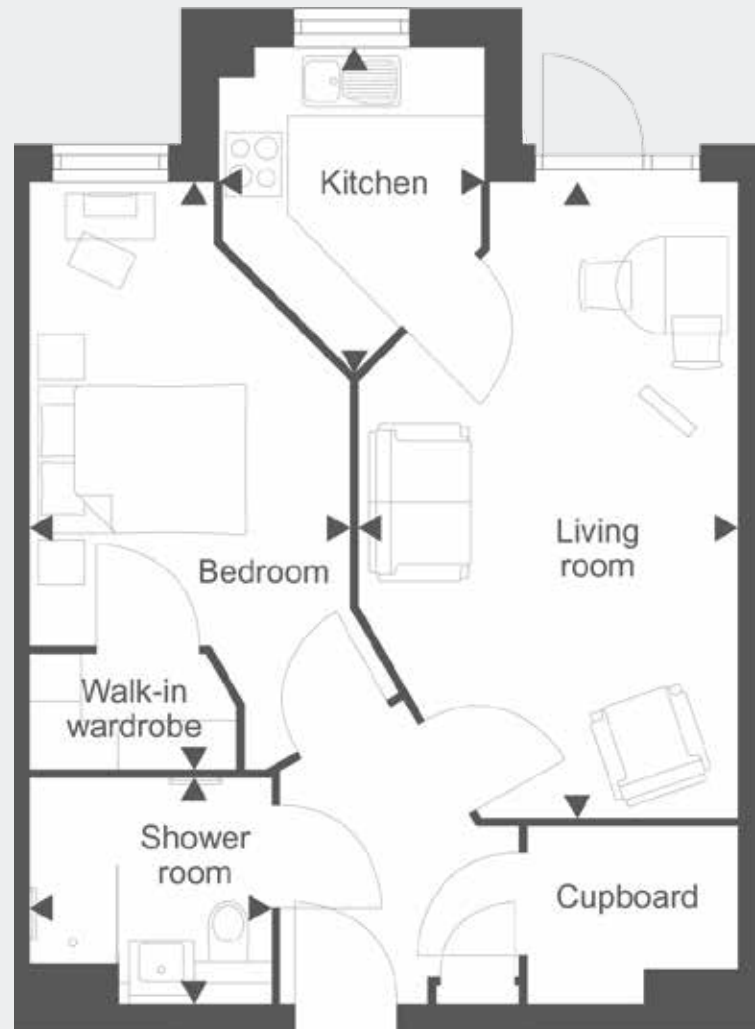
Bedroom

17'7" x 9'7" / 2921mm x 5360mm

Shower room

7'3" x 6'9" / 2200mm x 2050mm

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 misstatement of this leaflet, which is not a contract nor forms any part of any contract. Apartments showcase illustrations only; they may be handed alternately and room sizes may vary. Please ask your Sales Executive for individual apartment plans.



Approximate room sizes:

Living room

20'1" x 10'1" / 6122mm x 3079mm

Kitchen

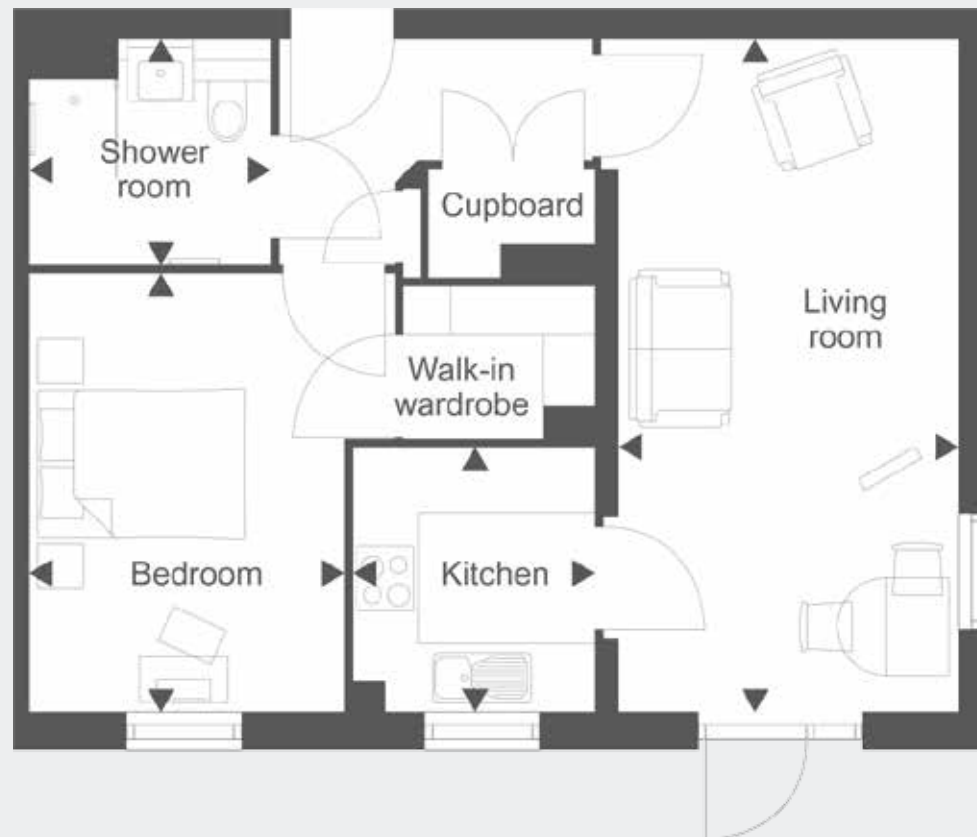
7'10" x 7'3" / 2400mm x 2200mm

Bedroom (excl. wardrobe)

13'1" x 10'11" / 3995mm x 3340mm

Shower room

7'3" x 6'9" / 2200mm x 2050mm



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Approximate room sizes:

Living room

21'6" x 9'8" / 6562mm x 2937mm

Kitchen

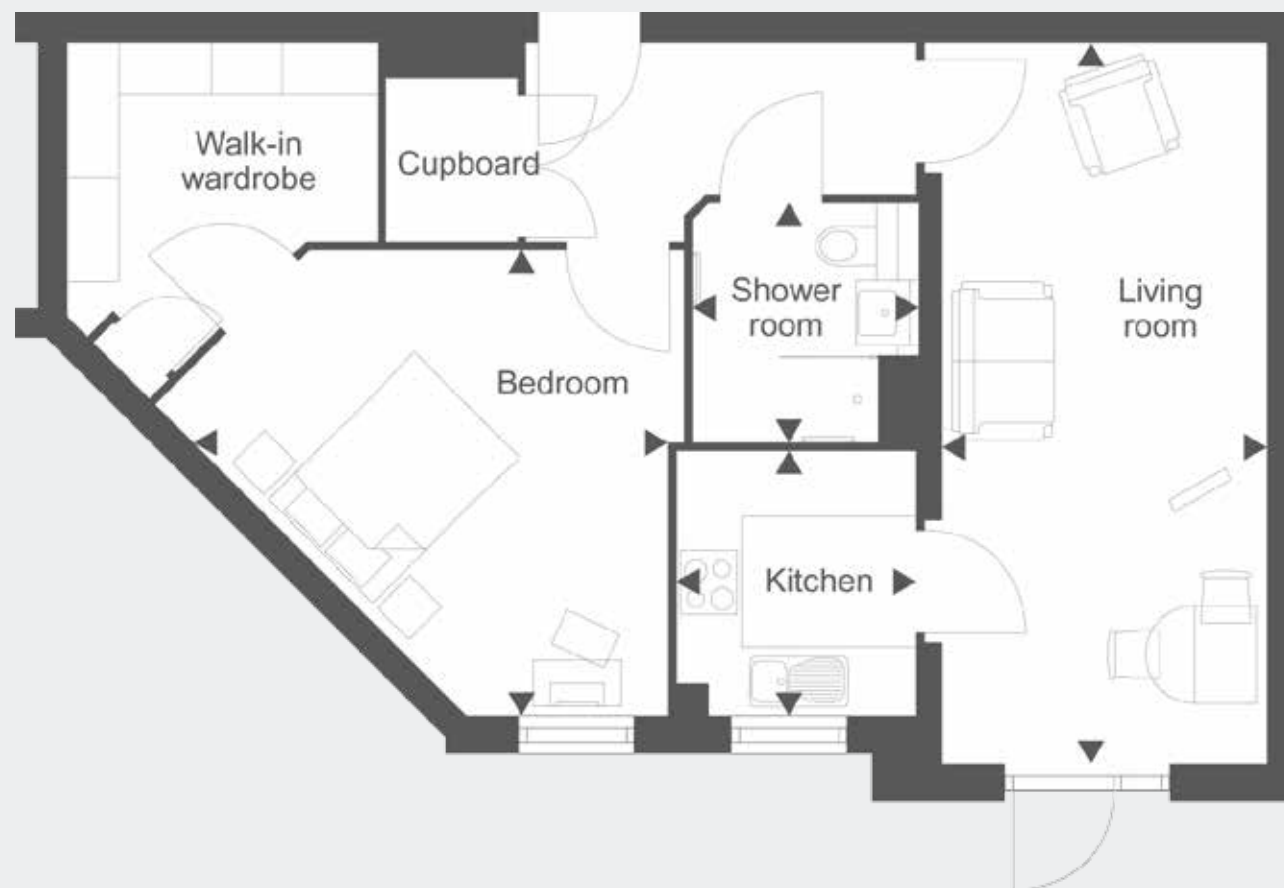
7'10" x 7'3" / 2400mm x 2200mm

Bedroom (excl. wardrobe)

15'5" x 13'11" / 4691mm x 4243mm

Shower room

6'5" x 6'9" / 2200mm x 2050mm



Approximate room sizes:

Living room

19'2" x 11'4" / 5835mm x 3457mm

Kitchen

9'9" x 7'9" / 2963mm x 2373mm

Bedroom 1 (excl. wardrobe)

20'9" x 10'0" / 6336mm x 3040mm

Bedroom 2

18'5" x 9'7" / 5607mm x 2921mm

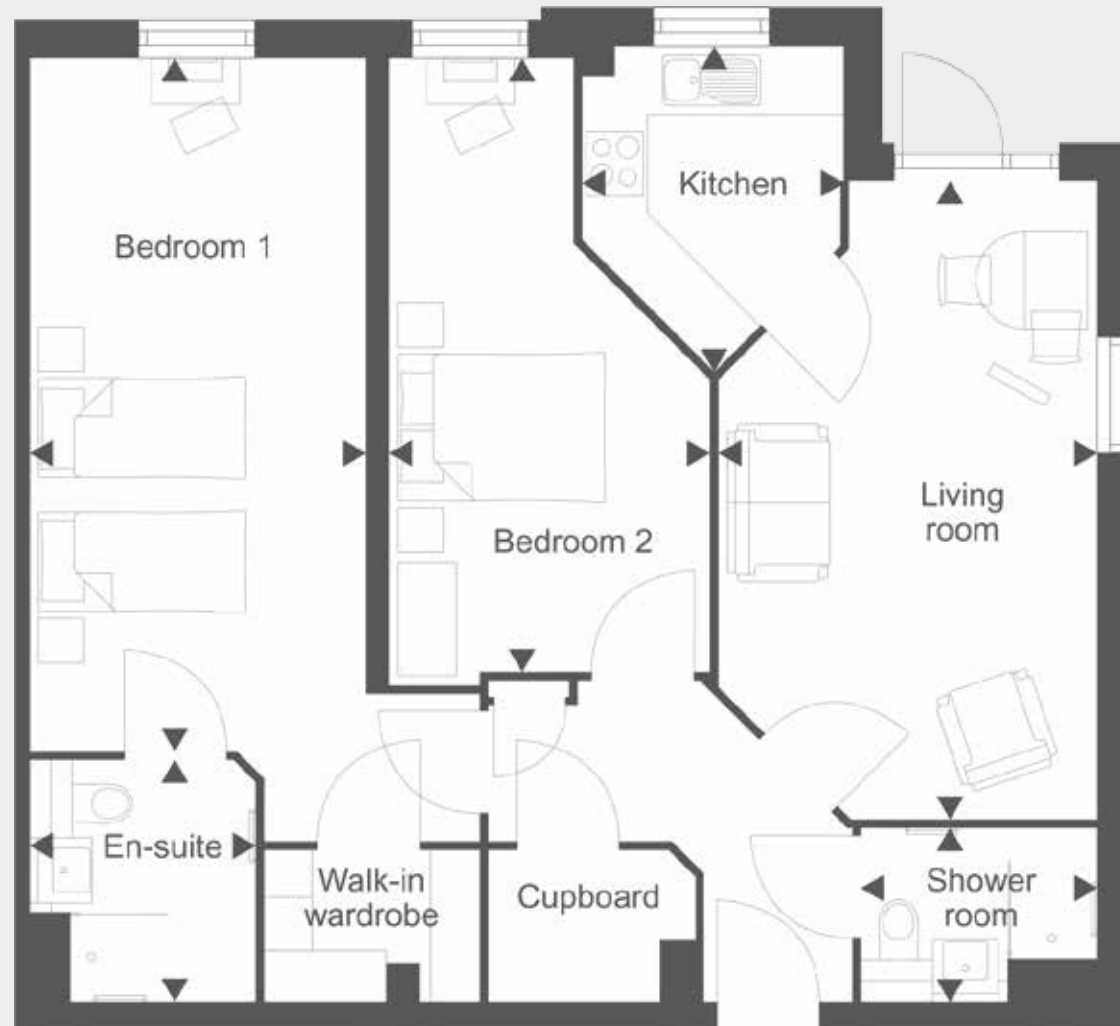
En-suite

7'3" x 6'9" / 2200mm x 2050mm

Shower room

5'2" x 7'1" / 1575mm x 2147mm

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Approximate room sizes:

Living room

17'1" x 11'10" / 5210mm x 3602mm

Kitchen

7'10" x 7'3" / 2400mm x 2200mm

Bedroom 1

17'1" x 10'0" / 5210mm x 3040mm

Bedroom 2

13'1" x 9'1" / 3992mm x 2768mm

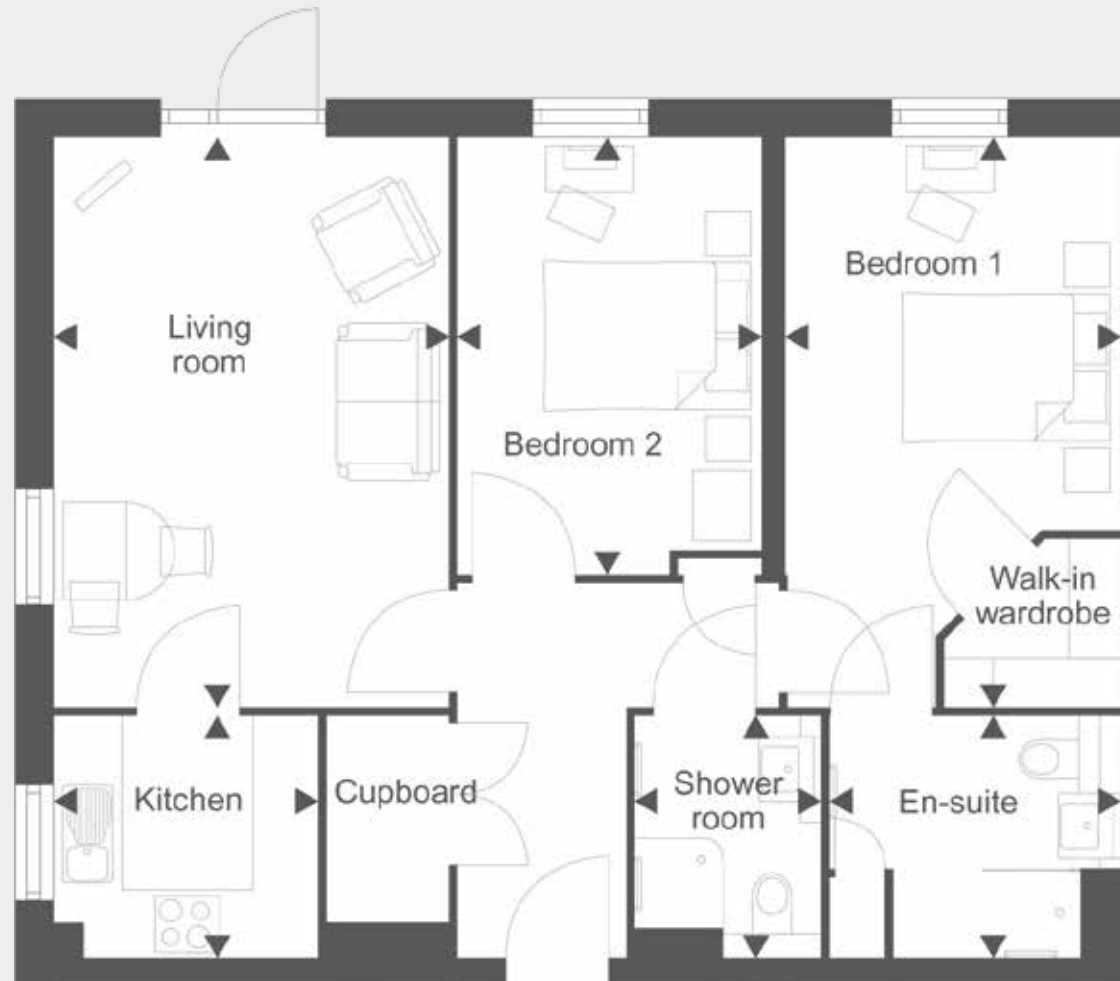
En-suite

7'3" x 8'8" / 2200mm x 2653mm

Shower room

7'3" x 7'10" / 2200mm x 2400mm

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3 | 4 | 12 | 15 | 18 | 19 | 27 | 28 | 29 | 32 | 33 | 36 | 37

Approximate room sizes:

Living room

19'2" x 11'4" / 5835mm x 3457mm

Kitchen

9'9" x 7'9" / 2963mm x 2373mm

Bedroom 1 (excl. wardrobe)

17'1" x 10'0" / 5210mm x 3040mm

Bedroom 2

14'8" x 9'7" / 4481mm x 2921mm

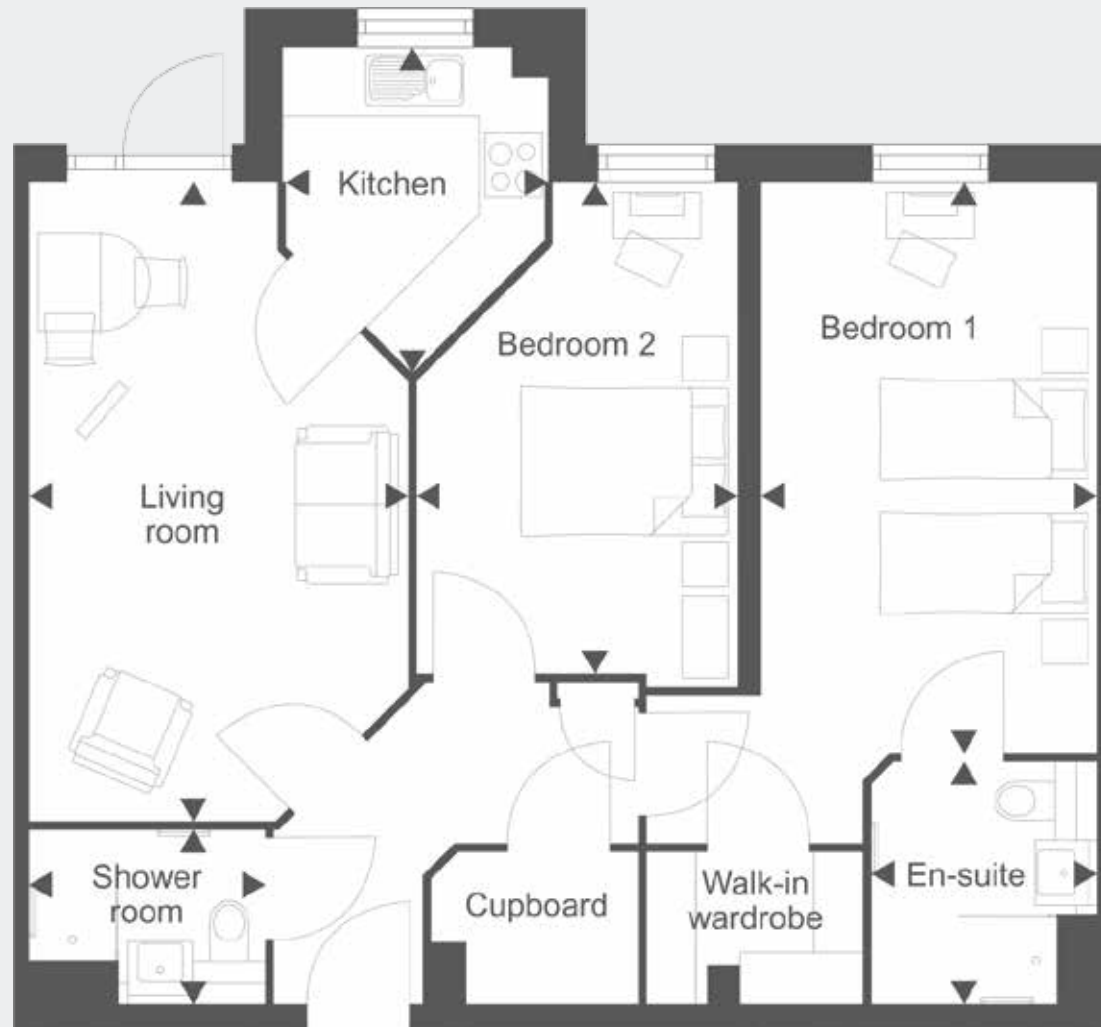
En-suite

7'3" x 6'9" / 2200mm x 2050mm

Shower room

5'2" x 7'1" / 1575mm x 2147mm

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We'd be delighted to show you around Oak Tree Court

Call us and we'll arrange a date to suit you

Oak Tree Court, Smallhythe Road, Tenterden, Kent, TN30 7EQ

0800 201 4106

We'll help you make the move

Once you've reserved your apartment, you can sit back and relax. We will assist you every step of the way, from de-cluttering and packing to working closely with your estate agent. After all, we have years of experience in helping people move. We work alongside the team at The New Homes Group to provide a positive and professional approach to helping you secure your new home.



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0800 201 4106

mccarthyandstone.co.uk

**CONSUMER
CODE FOR
HOME BUILDERS**

www.consumercode.co.uk

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 Executive before travelling to view. Details correct at time of print. McCarthy & Stone Retirement Lifestyles Limited, 2 Genesis Business Park, Albert Drive, Woking, Surrey, GU21 5RW.

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