

  
**MIDDLETON HALL**  
RETIREMENT VILLAGE



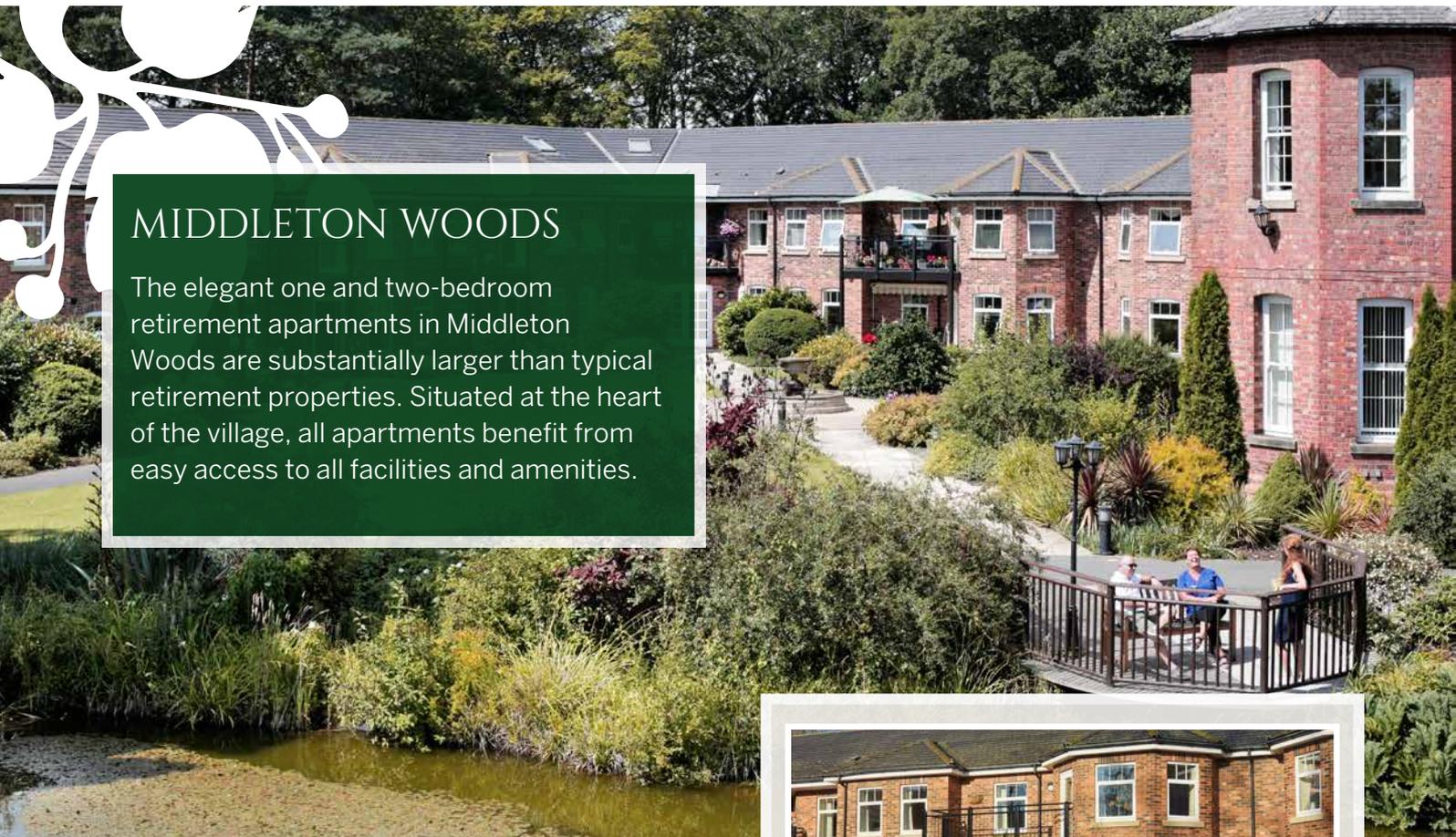
APARTMENTS FOR INDEPENDENT RETIREMENT LIVING AT  
**MIDDLETON HALL  
RETIREMENT VILLAGE**

**Live in a friendly integrated retirement community  
in the beautiful surroundings of our award-winning estate**



Come and live in our award-winning integrated retirement community. Middleton Hall has been at the forefront of innovation in retirement living for over 25 years and we are proud to be an employee-owned business – The Sunday Times recently described us as “the John Lewis of retirement villages – the first to be owned by its employees”.

Our properties are exclusively for the over 55s and our retirement village has been specifically designed to enable people to live their lives to the full as part of a friendly village community.



## MIDDLETON WOODS

The elegant one and two-bedroom retirement apartments in Middleton Woods are substantially larger than typical retirement properties. Situated at the heart of the village, all apartments benefit from easy access to all facilities and amenities.

## APARTMENTS AVAILABLE

We currently have a selection of independent retirement apartments for sale on a leasehold basis with a service charge and event fees with a choice of living in Middleton Woods or The Waterside.



### 25 Middleton Woods £299,500

A beautiful two-bedroom, first-floor apartment with a south-facing balcony overlooking an attractive courtyard and with views to the Cleveland Hills beyond. This luxurious apartment offers spacious accommodation, leading off from a central hallway with generous storage area, a large living room with a dining area and kitchen, the master bedroom with en-suite bathroom, a second bedroom and shower room. Additional storage is available from a partly boarded loft area.

# EXCLUSIVE SUPPORT PACKAGE FOR NEW RESIDENTS

We work with you to help make your move go as smoothly as possible. All new residents benefit from:

- Direct contact and help and guidance throughout the purchase process from Middleton Hall's Client Service Advisor
- 8 hours complimentary support from our maintenance team to get you settled into your new home
- Membership of Middleton Spa, our on-site gym, pool and fitness studio
- A complimentary induction, wellbeing check and personal programme by a member of our Living Well team
- A welcome hamper with a selection of daily essentials and luxury products from our Orangery shop

## THE WATERSIDE

Enjoy independent living in a like-minded community in our award-winning, high specification Waterside development set in beautiful parkland with its own lake. Offering spacious, secure and sustainable accommodation with low energy costs, the extensive on-site facilities are a short walk away.



### 14 Middleton Woods £155,000

This luxury one-bedroom, ground floor retirement apartment enjoys a northerly aspect overlooking a landscaped woodland area and features its own private patio. This beautiful apartment includes a welcoming entrance hallway leading to the living room, which has space for a dining table next to the modern fitted kitchen. A double bedroom and contemporary bathroom lead from the hall which has a large storage cupboard.



### 26B The Waterside £330,000

A unique semi-detached first floor property featuring a large south-facing balcony that enjoys the sunshine all day. The luxury single storey, two-bedroom accommodation features a large open plan living area with the kitchen off to one side. A spacious master bedroom with en-suite shower room and a second bedroom with guest shower room completes the living space. The energy efficient property is fully carpeted and tastefully decorated in neutral tones.

## ABOUT MIDDLETON HALL RETIREMENT VILLAGE

Our award-winning integrated retirement community offers high quality independent retirement properties, apartments with care support and a range of well-regarded care services, all situated in the beautiful surroundings of our 45-acre estate.

In addition to our independent retirement properties our centrally located Middleton Grove apartments offer beautiful rental accommodation with tailored care support to enable independent living in a small friendly community.

Also at the heart of our estate, Middleton Hall's highly regarded care services provide care by highly professional, friendly teams that is personalised for residents' individual needs.



### FIND OUT MORE

**Call** our Client Service Advisor Caroline Soullier on 01325 332207

**Email** [carolinesoullier@mhrv.co.uk](mailto:carolinesoullier@mhrv.co.uk)

**Visit** our website at [www.middletonhallretirementvillage.co.uk](http://www.middletonhallretirementvillage.co.uk)

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Community

