KEY FACTS RENTALS		| 2 22 Braeburn House
Property Details	Operator	Retirement Villages Group Ltd
	Landlord	West Malling LTD
	Manager	West Malling Management LTD
	Community	Converted in 22/09/2026
	Property Type	1 Bedroom Apartment
	Property Status	New Stock
	Occupancy	2
	Tenure	Assured Periodic Tenancy
	Subletting	Subletting Not permitted under the Tenancy Agreement
	Care arrangements	Care is available from external providers
Cost of moving in	Secutiry Deposit	Not applicable at our Thrive Villages
	Advanced Charges	Advance charges One month's Rent in advance then monthly by direct debit.
	Other Costs	Other costs Legal fees and removals charges. A healthcare assessment is not needed.
Ongoing charges payable to the operator	Monthly Rent	Monthly rent £3250 per calendar month. Covers rent and Utilities Fee.
	Car Parking	£Subject to availability, car parking spaces can be rented for £592 per year. Residents can rent a maximum of one allocated parking space per apartment.
	Emergency Response	Covered by Village Services
Care Costs	Personal Care	Charges are available from external providers
	Nursing Care	Not provided but may be arranged through GPs and District Nurses
Ongoing charges payable to third parties	Utility Bills	Included in Utilities Package
	Council tax	Band - £0.0000 pa
	TV licence	Additional cost unless exempt
	Telephone	Residents choice by external provider
	Internet/ Broadband	Included in Utilities Package
	Digital TV	Residents Choice
Charges when leaving or selling the property	Ongoing charges	Ongoing charges The Monthly Rent remains payable during the two-month notice period if a tenant decides to leave or until the property is returned to the landlord in the event of death.
	Redecoration Costs	Cost of any damage not deemed fair wear and tear will be deducted from the Tenancy Deposit on termination of tenancy.
Insurance	Arranged by the operator	Building Insurance, Fire Risk Assessments, Public Liability Insurance
	Arranged by resident	Residents are strongly advised to take out Contents Insurance
Funding of major repairs	Funded by the landlord. No additional liability will fall on residents	
Constraints on letting	Residents must be at least years or older as specified in the lease and are subject to an acceptance interview with the Village Manager	

Date	2026-11-24T00:19:13.126Z

Please note all charges are correct at the date shown but may change annually or at other intervals over the period of residence. Further details on this can be found in the Frequently asked Questions.

We strongly encourage you discuss your housing options with your family and friends, and to seek independent legal, financial / benefits and any other appropriate advice, support, and representation, in connection with a move to an integrated retirement community.

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