



Apartments for Sale or Rent



30 newly built, modern 1 and 2 bed apartments

Dunessville Court

2 Oxford Road, Birkdale, Southport PR8 2JT

01704 614 101



We are members of the Associated Retirement Community Operators. As Approved Operators we aim to comply at all times with the ARCO Consumer Code

Last updated 28-08-2024

Apartment living



For independent individuals or couples, moving to Belong offers the opportunity to start your new life in a light, modern apartment.

With a choice of one or two bedroom apartments and superb village facilities on site, a Belong apartment is a place where you can be yourself, entertain old friends and have the opportunity to make new ones.

Vibrant Community

It is a haven of privacy, with a vibrant community right on your doorstep. Village facilities, from bistro to hair salon and exercise studio to function rooms, are open to the wider community and offer opportunities to meet with a range of people and pursue your interests. You can join in as much, or as little, as you please.

Experience Days Service*

Apartment customers who need more support to join in with activities can do so by taking advantage of our Experience Days service, which is a facilitated programme for small groups, typically taking place from 10am – 4pm daily.

Exercise Studio*

Belong provides an award-winning exercise service with state-of-the-art equipment and personalised programmes that have a proven track record in improving strength, balance, mobility and overall wellbeing for older people.

Support in your home

For those in need of more support within their apartment, Belong is able to provide high quality home care through its registered Belong at Home domiciliary service*. Customers may also choose their own home care provider.

The Belong lifestyle is actively chosen by many older people, because it offers peace of mind, choice and independence. Everything we do is done in partnership with the people who choose to live with us and this relationship is at the heart of Belong.

*Please note: Images are for illustrative purposes only.
All Belong apartments are unfurnished and exclude white goods.
Charges apply



Apartment - general specifications

Windows and doors

Hardwood effect uPVC double glazed units with low uv glass. Main entrance door to fire resistant security specification. Hardwood finish internal doors.

Decoration

Emulsion painted walls and ceilings, white gloss painted woodwork, bathrooms painted in water resistant paints.

Kitchen

Fully fitted contemporary units tiled from above work tops to underside of wall units, integrated/built-in oven, hob and cooker hood.

Heating

Heating and hot water is provided from a central plant room.

En-suite Bathrooms

White sanitary ware with chrome taps, part-tiled walls. Walk-in shower with shower seats in all apartments.

Electrical

Graphite plastic sockets and switches to most areas. TV aerial and satellite TV sockets to lounge and bedroom; compatible with Freeview, Freesat+, Sky+ and FM/DAB radio (subscription for Sky TV is the responsibility of the occupant). Telephone sockets to lounge and bedroom.

High speed broadband and telephone

Apartments are directly connected to our high-speed broadband service with WiFi and direct connection capability as standard*. WiFi is also available throughout the village. Customers also benefit from a telephone service with inclusive calls. **You can also bring your own number with you from anywhere in the country (in some cases this is dependent on your current telephone provider).*

Building code

Built to current Building Regulation standards including guarantee.

Safety and security

All apartments have a Nursecall system, meaning a member of staff is available around the clock. There is an access control system including video and two-way audio entry phone. CCTV cameras are in place externally. All apartments are built to 'Secured by Design' standards. The Belong village is a non-smoking environment. Smoking is not permitted anywhere in the village building or on external balconies and is only permitted in designated external areas.

Accessibility

All doors and bathrooms are fully accessible to wheelchair users and can be fitted with handrails upon request. (Additional costs will apply; please speak with a member of the Belong team for further details.)

Parking

There is non-reserved, on-site parking for customers. Shelters for mobility scooters and bicycles are available with communal charging ports.

Facilities

Dunesville Court apartment customers live in close proximity to the Belong village centre and can easily access a host of additional amenities, including bistro, hair and beauty salon with barber service, an exercise studio, library with internet, spa and treatment room. There is also a community room, 'The Venue' for meetings, parties, cinema evenings and more – complete with licensed bar and catering if required. Visitors may hire the guest suite in the village for overnight stays, subject to availability.

‘Buy back’ scheme and financing options

Apartments are available to rent or purchase, with a monthly community fee, payable in both cases to cover many of the building maintenance, utilities and emergency response costs. Please see the Key Facts document for each village for details of the financial arrangements for renting or purchasing a Belong apartment.

For those who do opt to purchase, the ‘Buy Back’ scheme guarantees that we’ll repurchase your apartment for the same price that you originally paid (subject to reasonable deductions for any repairs, arrears and legal costs). We aim to avoid exposure to price fluctuation on the open market and provide peace of mind for apartment owners.



Community services and additional services

Service Type	Included in community fee	Belong additional charge	Customer additional expense
24-hour emergency response service*	✓		
Daily check (on request)	✓		
Building insurance	✓		
Building maintenance (external fittings and finishes)	✓		
Cleaning and maintenance of communal areas	✓		
Water	✓		
Gas	✓		
Electricity to apartment	✓		
Electricity to communal areas	✓		
WiFi	✓		
Phone connection and bills			✓
Broadband connection			✓
Contribution to the reserve fund for future major repairs	✓		
Bin collection	✓		
Care packages**		✓	
Exercise Studio		✓	
Therapy treatments		✓	
Internal cleaning		✓	
Hair Salon		✓	
Bistro		✓	
Handyman services		✓	
Council tax			✓
Contents insurance			✓
TV licence			✓
Television subscriptions			✓

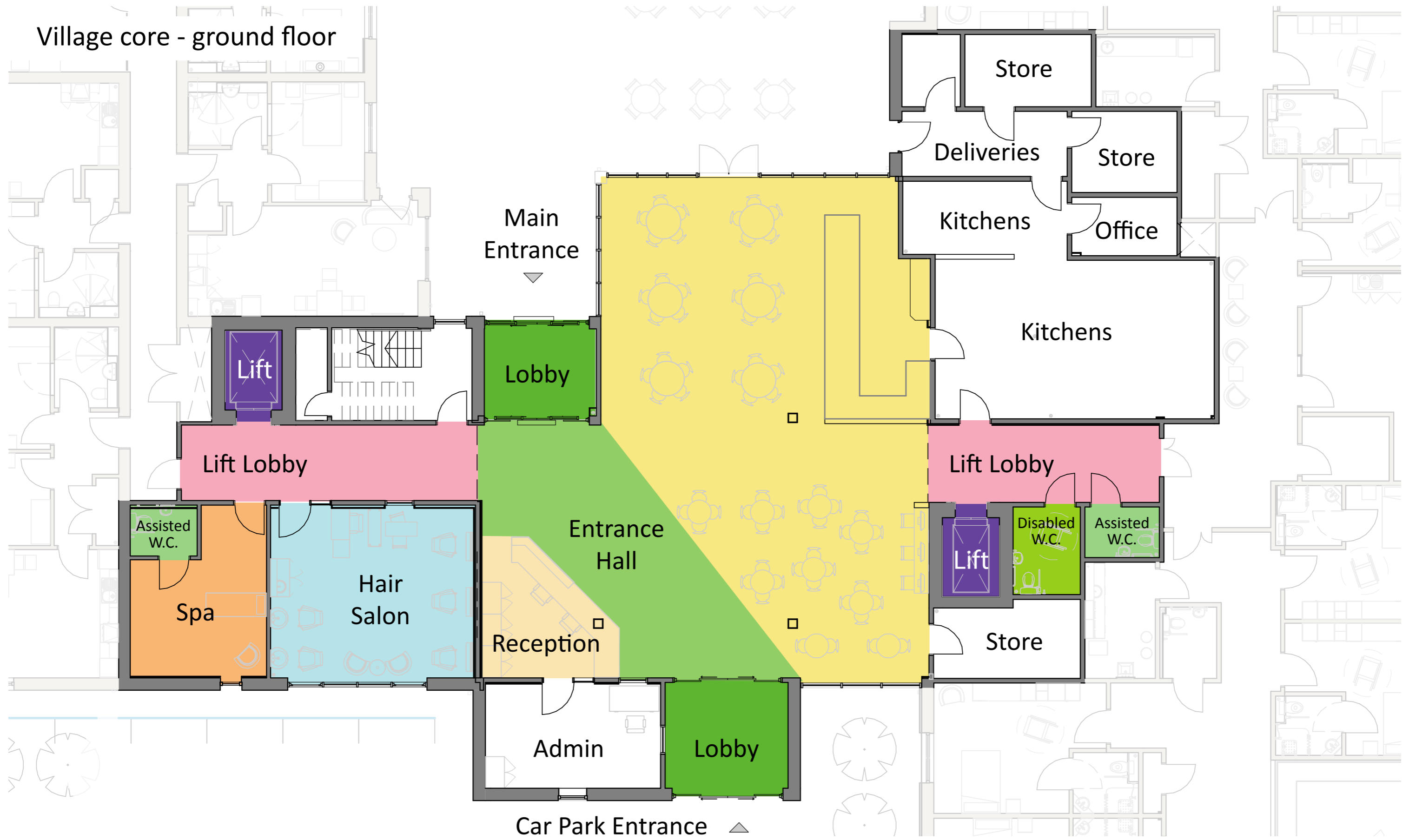
*A Nurse Call system is available around the clock and attended by on-site staff; this is for emergency situations only.

** Care packages can be arranged through Belong or from alternative providers. Housing benefit or Attendance Allowance can sometimes be used towards charges; please contact our Customer Support Advisor, Margaret Buxton on 07734 558977 if you would like more information about this.

Site Plan



Village core - ground floor

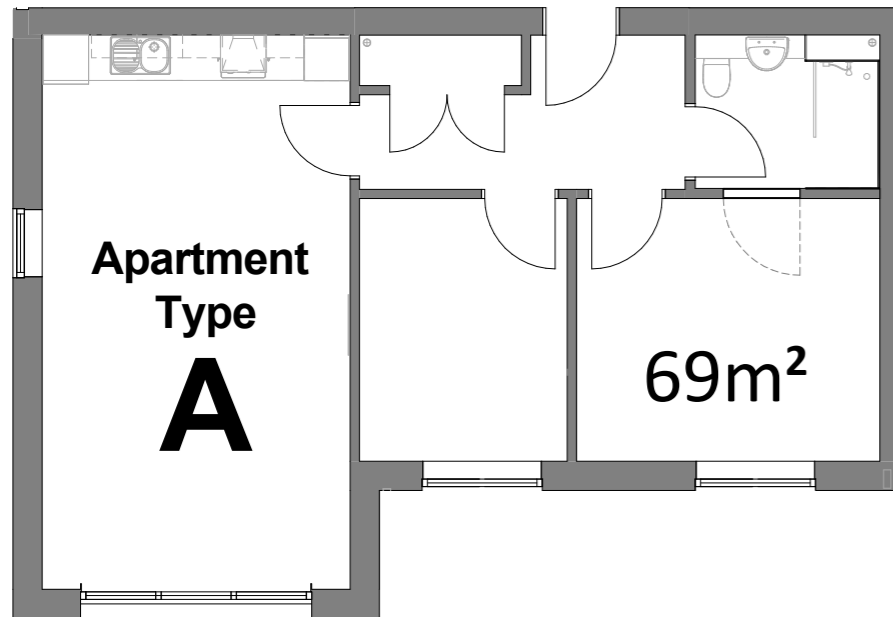


Village core - first floor

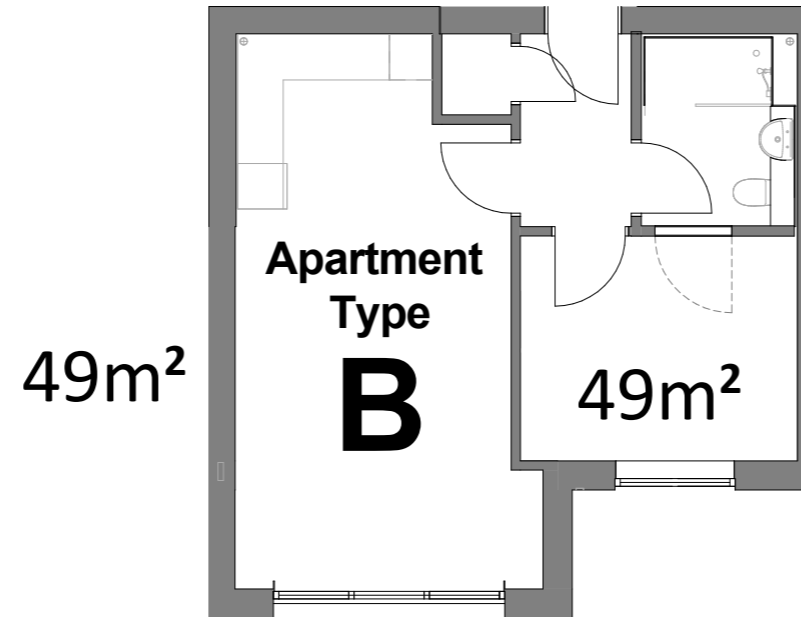


Apartment types

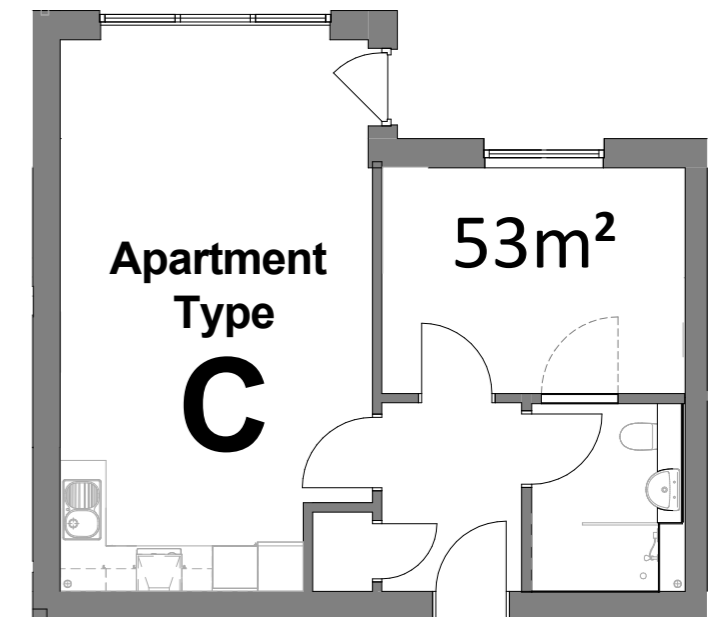
Apartment type A - 2 Bedrooms



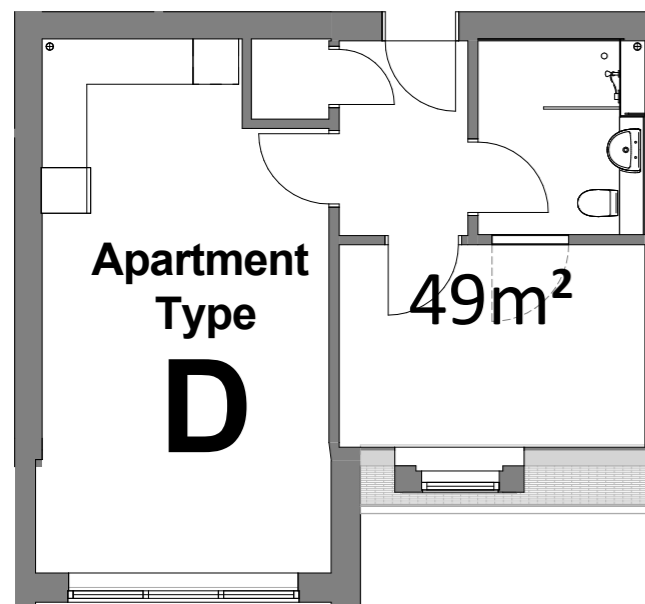
Apartment type B - 1 Bedroom



Apartment type C - 1 Bedroom



Apartment type D - 1 Bedroom



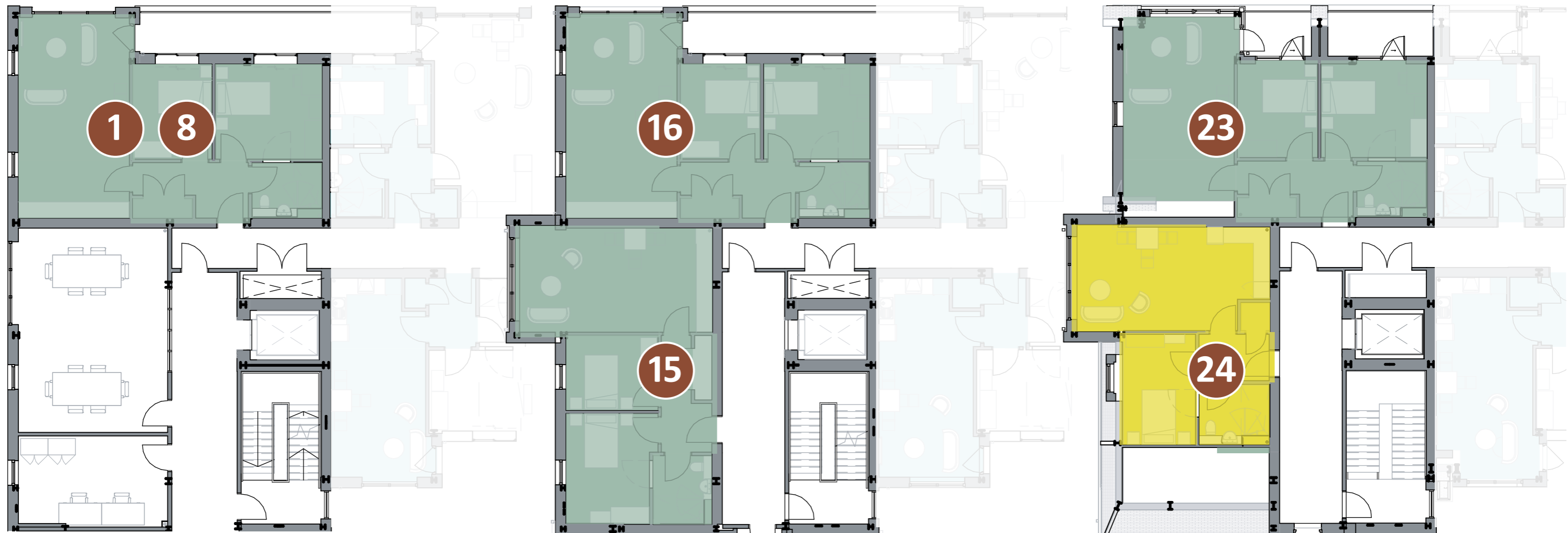
Floor areas are for guidance purposes only and may vary.

Apartment orientation may be different from that shown here. See following floor plans.


Apartment floor plan - common to all floors*




Apartment floor plan - Floors Ground, 1, 2 and 3




Ground and 1st Floor


 Apartment Type A
(2-bed) x 1 per floor

2nd Floor

 Apartment Type A
(2-bed) x 2

3rd Floor

 Apartment Type A
(2-bed) x 1

 Apartment Type D
(1-bed) x 1