

AMENITY HOUSING



Harley Court, Bainsford, Falkirk, FK2 7RZ



ABOUT HARLEY COURT

Harley Court is an amenity housing development located on David's Loan, in the Bainsford area of Falkirk. The area is well served with a shopping centre featuring supermarkets and other shops within walking distance. There are bus stops with services to the train station and other local areas also within a short walk. The development itself is made up of 20 one-bedroomed flats, situated over two levels.

Harley Court is served by a gas-fired central boiler, which provides a constant hot water and heating supply to every property. There are radiators in every room and, in addition, each property features full double glazing and an electric two-bar fire in the living room.

In every kitchen, there is space for an electric cooker. Residents are responsible for paying their own electricity bills to their chosen supplier.

What is amenity housing?

Amenity housing is for more active older people. Each property is a flat or cottage, with its own front door.

Features can include grab rails, level floors and walk in showers. Harley Court is also connected to a community alarm.

Communal facilities

Hanover looks after the gardens however, if space allows, we can often make a patch available to individuals to look after.

There is a car park, with limited spaces available nearby.

Alarm system

All the properties are fitted with a community alarm system, which allows residents to summon help in an emergency.



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Maintenance

As the landlord of the development, we're responsible for carrying out certain repairs to make sure your property and the communal areas are well maintained and that certain things are safe.

You can find more information on this in the Scottish Secure Tenancy Agreement which you sign when you become a tenant.

We'll ensure your property is in good condition when you move in and we expect you to maintain the internal decoration.

Pets

Pets are welcome but we must know if residents are planning to keep them. If residents have a dog they must exercise them outside the development's grounds.

Tenants' Contents Insurance

We provide contents' insurance from as little as £1.50 a month.

Or, if you prefer, you can arrange for your own cover; but you must let us know if you want to do this. Get in touch with us to find out more.

Housing Officers

Each development has a dedicated Housing Officer who acts as the main contact between the development and Hanover's offices.

They will regularly visit and meet with residents to discuss any housing or personal issues you may have. They're more than happy to meet residents as a group or to make appointments to meet you individually in the comfort of your own home.

Council tax

You are responsible for paying council tax directly to the local authority.

Annual Development Meeting

Each year, we invite every resident to come to an Annual Development Meeting, usually held somewhere nearby.

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They usually take place in the autumn and it's a good opportunity for residents to discuss issues relating to the development.

Communications and consultations

We're committed to effective communication with residents.

We promise to communicate and consult in a variety of ways, including writing, visiting residents to discuss matters or calling extra development meetings.

To find out more about Harley Court or to apply for a property, call **0131 557 7404** or email **eastinfo@hanover.scot**

