



A home  
as flexible  
as your  
lifestyle.

Rentals<sup>®</sup>



RENAISSANCE  
· RETIREMENT ·

# Introducing Rentals at Renaissance Retirement...

As a growing provider of over 60s housing, we are always looking at innovative ways to offer our customers what they want. A clear and transparent rental package is the latest addition to our offering.

Our rent fee is inclusive of service charge, ground rent and parking where applicable.

You can take advantage of the same benefits as homeowners, from utilising all guest suites across the Renaissance Retirement collection and enjoying the beautiful landscaped gardens, to the concierge service and full use of the communal areas.

## Why consider Rentals at Renaissance?

- A hassle and risk free route to downsizing
- Allows you to try out a new lifestyle to see if it is suited to your needs
- You can protect your existing home if it is a main financial asset
- Provides a greater sense of freedom to do whatever is best for you
- Avoid the costs associated with buying a property, including stamp duty
- Enjoy your new lifestyle by moving in immediately\*
- A hassle free exit when deciding on your next move
- A faster route to securing your new home

## What type of tenancy do we provide?

At Renaissance, we provide our rental customers with an assured tenancy.

An assured tenancy is one that gives you a legal right to live in your accommodation for a period of time. Your tenancy might be for a set period, such as twelve months, which is also our minimum period. This is known as a fixed-term tenancy. Whatever the length, you can choose to rent for as long as you want.

As an assured tenant you will have strong tenancy rights. For example, you can't usually be evicted unless you breach your tenancy agreement, providing you with a flexible but secure route to retirement living.

## Six steps to renting at Renaissance

- 1) Take the tour at your chosen development, or even stay in our 'Try before you buy' apartment.
- 2) When you've found the apartment that's right for you, please ask our sales team about rentals and we'll be happy to explain this option in further detail.
- 3) Secure your chosen apartment with a reservation fee. This includes a £200 application fee, with the balance deducted from your first month's rent. There is also a security deposit of one month's rent, refunded to you at the end of your tenancy. The agreement is subject to referencing.
- 4) Sit back and relax! We'll take care of the tenancy agreement for you. Rest assured the straightforward monthly fee includes everything from gardening and building maintenance to communal Wi-Fi access and buildings' insurance.
- 5) Move into your new Renaissance apartment and enjoy a flexible lifestyle.



## Why not consider Rent to Buy?



With Rent to Buy, you have the option to move in and experience all the benefits a Renaissance Retirement development and lifestyle has to offer with the option to buy the property later. If you choose to buy your apartment within the initial six months of your tenancy agreement, **we will refund your rental fees**, minus the service charge and ground rent, paid during this time.\*\* Please ask our sales manager for further details.

Strutt & Parker's recent Platinum Generation report for Octopus Healthcare surveyed 1,000 people aged 65+ about their future plans: 17% of respondents would consider living in a professionally managed retirement rental development, and 41% would like a 6-month trial before moving permanently into retirement housing.

Source: [www.housinglin.org.uk](http://www.housinglin.org.uk)

STRUTT & PARKER

\*Subject to credit and reference checks by Girlings Retirement Rentals Ltd.

\*\* You must complete your purchase prior to the end of your initial 6 month period to receive this promotion. You are able to purchase the property at any time and should you wish to do so please contact a member of the sales team to discuss this option further. If you do not wish to purchase the property after the initial 6 months, the minimum 12 month term applies.

# A flexible but secure route to luxury retirement living.



12 Headlands Business Park  
Ringwood  
Hampshire  
BH24 3PB

0800 625 0026  
[www.renaissanceretirement.co.uk](http://www.renaissanceretirement.co.uk)

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