



## Live life your way

Exclusively for the over 60s, our brand new development is ideally located in the popular Birmingham suburb of Erdington, previously named one of the best places to live in the city, with local shops and amenities nearby, along with excellent transport links.

Botham Place will offer a choice of 37 one and 16 two bedroom apartments. The kitchens will feature a range of integrated appliances and there will be fitted wardrobes to the master bedrooms. Apartments will also benefit from patios on the ground floor or Juliet balconies above.

In next to no time, you'll feel at home in your beautiful new apartment. It's easy to relax knowing there's friendly House Manager to ensure the development runs smoothly.

You can socialise with your neighbours as much, or as little, as you choose in the comfort of the homeowners' lounge.

Living in a McCarthy Stone property makes it easier for you to enjoy your retirement to the full, because we take care of some of the mundane tasks that eat up so many precious hours.

Far better that you invest your time with family and friends, learning a new hobby or indulging in an old one, instead of having to deal with tiresome chores such as cutting hedges and keeping windows gleaming.

Look forward to living life your way, with less to worry about and more to enjoy.

## A large print version of this brochure is available on request

This brochure is not a contract and does not form any part of a contract. We are not responsible for any misstatement in this brochure. All content, terms and conditions are correct at the time of going to print. We have the right to alter specifications without notice. Age restrictions apply on all retirement developments. If there are any important matters which are likely to affect your decision to move, please contact the Sales Consultant before travelling to view a development.

February 2025

We subscribe to and comply with the Consumer Code



Protection for new-build home buyers



More than 90% of our customers say they would recommend us, which means we've been awarded the maximum 5-star rating for customer satisfaction. We've achieved this rating every year we have taken part in the survey.



To find out more, scan the QR code  
call 0800 201 4106  
or visit [mccarthystone.co.uk/botham-place](https://mccarthystone.co.uk/botham-place)

Botham Place, 60 Orphanage Road,  
Erdington, Birmingham, B24 9HX

**McCarthy Stone**  
Retirement living *your way*

McCarthy & Stone Retirement Lifestyles Limited, 4th Floor,  
100 Holdenhurst Road, Bournemouth, Dorset BH8 8AQ.



# Botham Place

## Coming soon to Erdington

**McCarthy Stone**  
Retirement living *your way*

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# Botham Place

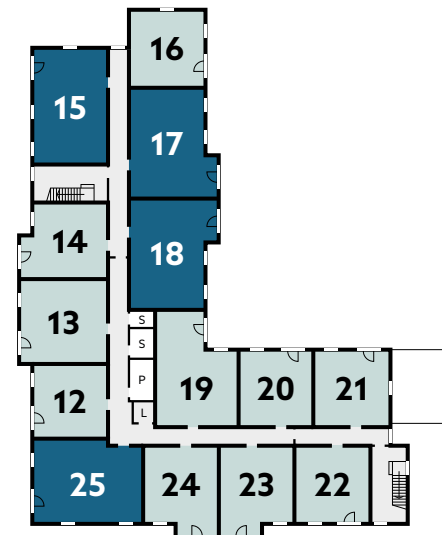
## Ground Floor



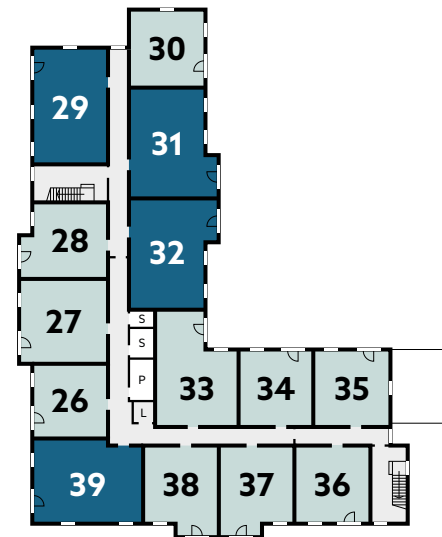
- 1 bedroom apartment
- 2 bedroom apartment
- E - Entrance Lobby
- L - Lift
- M - Meeting Room
- MSC - Mobility Scooter Charging

- P - Plant Room
- R - Reception
- RR - Refuse & Recycling
- S - Store
- WPR - Water Pump Room
- Ⓧ - Electric Vehicle Charging Point

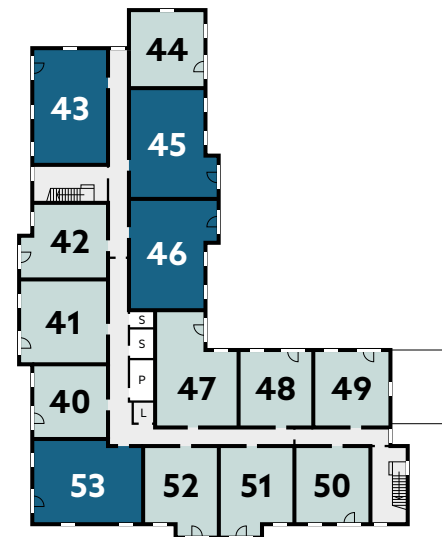
## First Floor



## Second Floor



## Third Floor



## Apartment Type Key

<b>The Aspen</b>	19   33   47
<b>The Birch</b>	07   08   12   20   22   26   34   36   40   48   50
<b>The Birch (v)</b>	04   16   21   30   35   44   49
<b>The Cedar</b>	01   13   27   41
<b>The Hazel</b>	11   25   39   53
<b>The Laurel</b>	05   06   17   18   31   32   45   46
<b>The Oak (v)</b>	03   15   29   43
<b>The Pine</b>	02   09   10   14   23   24   28   37   38   42   51   52

(v) = Variant