

# WESTCOUNTRY Housing Association



## Magdalen Street

***To enable service users to move on to fully independent living***

### **Aim**

Our aim at 49/50 Magdalen is to provide you with the opportunity to gain valuable life skills that will maximise your independence in order for you to move on to more independent living.

### **Description**

49/50 Magdalen provides supported accommodation for single people with mental health difficulties who also have housing related support needs. There are 16 furnished rooms in two shared adjoining houses. 49/50 is for people over the age of 18 and you can stay from 6 months up to 2 years, depending on your needs. Staff are on site 9am - 5pm (Monday - Friday) and 10am - 1pm (Saturday). At 49/50 Magdalen we can offer you a safe environment in which you can learn how to maintain your accommodation and maximise your potential for independent living.



## Support

Our staff team provides a flexible housing related support and advice service tailored to meet your individual needs. With your allocated support worker you identify areas of need and development in which you

require support and encouragement to make progress towards reaching the highest level of independence possible. The goals you wish to work towards and the outcomes you wish to achieve are set out in your support plan and this is reviewed regularly to track your progress and agree the next steps. From the beginning of your stay much of the focus is on helping you to prepare to move on, including how to find accommodation and setting up home. This process will also include your Community Mental Health Team worker and where applicable any additional agency you are linked with.

## What you can expect from our Support Service

*By engaging with our support service you can expect and be enabled to achieve the following outcomes:*

- Manage your own finances, benefits claims and paying bills
- Manage your own paperwork etc...
- Access & know how to access a wide range of services and agencies
- Successfully attend college, apply for part time employment, voluntary work experience or other meaningful occupation
- Be independent but not isolated
- Look after your own health needs and wellbeing
- Reduce avoidable hospital admissions

- Manage and maintain your mental health
- Access and engage with your Community Mental Health Team worker
- Set up and look after your home
- Maintain your tenancy and prevent the loss of your home
- Successfully find and move on to more independent accommodation
- Keep yourself safe and secure, both in and outside of your home
- Maintain good neighbourly relations
- Be able to access social/cultural activities & participate in the local community
- Develop new skills and grow in confidence

## Accommodation

49/50 Magdalen Street consists of 16 fully furnished rooms in two adjoining properties with staff offices on the ground floor.

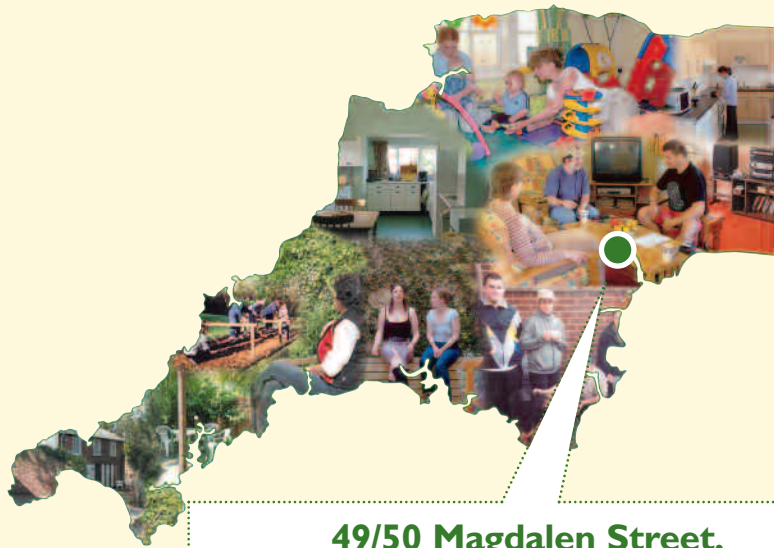
**49** is a shared house for 6 people with two sitting rooms, two fully equipped kitchens, two bathroom/shower rooms, and laundry facilities. **50** is divided into three fully furnished shared flats for 3 or 4 people. Each flat has a fully equipped kitchen with integral dining/sitting area, bathroom/shower room and laundry facilities. At the rear of the house is a small garden.

## Application Procedure

For more information and how to apply please contact staff at the Magdalen Street offices on 01392 439770.

## Equal Opportunities

We have a firm commitment to ensure you are dealt with fairly and equally without discrimination or prejudice.



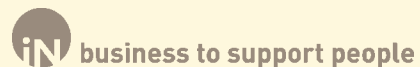
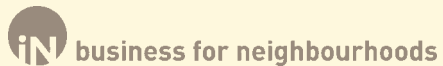
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**[www.westcountryha.org.uk](http://www.westcountryha.org.uk)**

If you or someone you know would like a Westcountry document on audio tape, in large print, in Braille, or translated into another language, please contact our Communications Manager on 01803 200300.



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