

Browne Jacobson advise Charterpoint on development plans for local centre and care home in vibrant Leicestershire community

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21 November 2022

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The mixed-use scheme plans submitted to Blaby District Council include a two-storey local centre which will house a Sainsbury's Local store, as well as four additional units marked out for retail, including a café/bistro on the ground floor. Forest House Medical Centre will occupy the first floor, and a 66-bed modern care home is to be built over two and three storeys, which would be delivered by Charterpoint.

The Browne Jacobson team was led by **real estate partner [Rebecca Toates](#)** and supported by **senior associate, [Kassra Powles](#)**.

Charterpoint is a Nottingham based property development company specialising in developing mixed-use and sustainable housing schemes, first-class senior living accommodation, and primary care premises.

Rebecca Toates said: "New Lubbesthorpe is already a thriving family neighbourhood, but these additional local facilities offer services that will be hugely beneficial, and in some cases vital to those current and future residents of the site.

"We are excited for our client's plans and proud to have worked on this meaningful project, which will be a great boost to the region's economy and reaffirms our commitment to the local communities that we as a firm serve."

Charterpoint MD Giles Nursey added: "New Lubbesthorpe is an exciting, vibrant community set in a great countryside location just 20 minutes from Leicester city centre and ten minutes from Fosse Park Retail Centre.

"Charterpoint has carefully developed designs for the first of two local centres planned for the site, plus an adjacent care home, and we are very pleased to have now submitted a reserved matters planning application to Blaby District Council as the next part of the development process.

"I would also like to thank Rebecca and Kassra for their roles on this community facing and place making development. They were supportive, proactive, and responsive throughout this process, providing us with sound legal advice which responded to the transaction's commercial arrangements. The team's diverse experience and knowledge of not just the property sector but of the retail and independent healthcare markets has been important on this mixed-use development."

New Lubbesthorpe is set in 325 acres of new parklands and wetlands, south of Leicester Forest East. Around 780 of the planned 4,250 homes have so far been built and occupied.



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