



28, Jubilee Court | High Street | Billingshurst | RH14 9EF

 **FOWLERS**
ESTATE AGENTS



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OFFERS OVER £150,000 LEASEHOLD.

A well presented 2 bedroom retirement apartment that has just been redecorated and brand new carpets fitted. Accessed by passenger lift or stairs is this well presented spacious top floor apartment, sitting in a quiet position of a retirement block within walking distance of the village High Street.

Communal facilities at Jubilee Court consist of a security entrance, a Guest bedroom, an attractive communal lounge with kitchenette facilities. A Management office is also located at the Communal entrance, available at pre-determined times.

The apartment is located on the second floor conveniently opposite the visitor's suite. Outside there are wonderful communal gardens and private residential parking.

All rooms are equipped with emergency pull cords with intercom in the event of an emergency.



HALL:

Modern night storage heater, emergency pull cord and main door entry control, airing cupboard.

LOUNGE/ DINING AREA.

Attractive spacious lounge, dual aspect with double glazed windows, modern night storage heater and emergency pull cord. TV point which connects to main entrance CCTV.

KITCHEN :

Double glazed window, inset stainless steel sink unit with base cupboard. Matching work surfaces with four ring ceramic hob and extractor hood over. Eye level integrated oven with above and below storage cupboards. Under Counter space for appliances. Plumbing for washing machine . Various eye level and under counter cupboards and emergency pull cord.

BEDROOM 1 :

Double bedroom with double glazed window,

modern night storage heater and emergency pull cord. Fitted wardrobes with mirror fronts.

BEDROOM 2 :

Double bedroom with double glazed window, modern night storage heater and emergency pull cord.

BATHROOM:

Fully tiled with extractor fan, heated towel rail, electric wall mounted heater and emergency pull cord. Panel bath with mixer shower over and handrail to side, vanity unit with inset wash hand basin, storage cupboard beneath. Above there is a wall mirror, light/shaving socket, WC.

OUTSIDE :

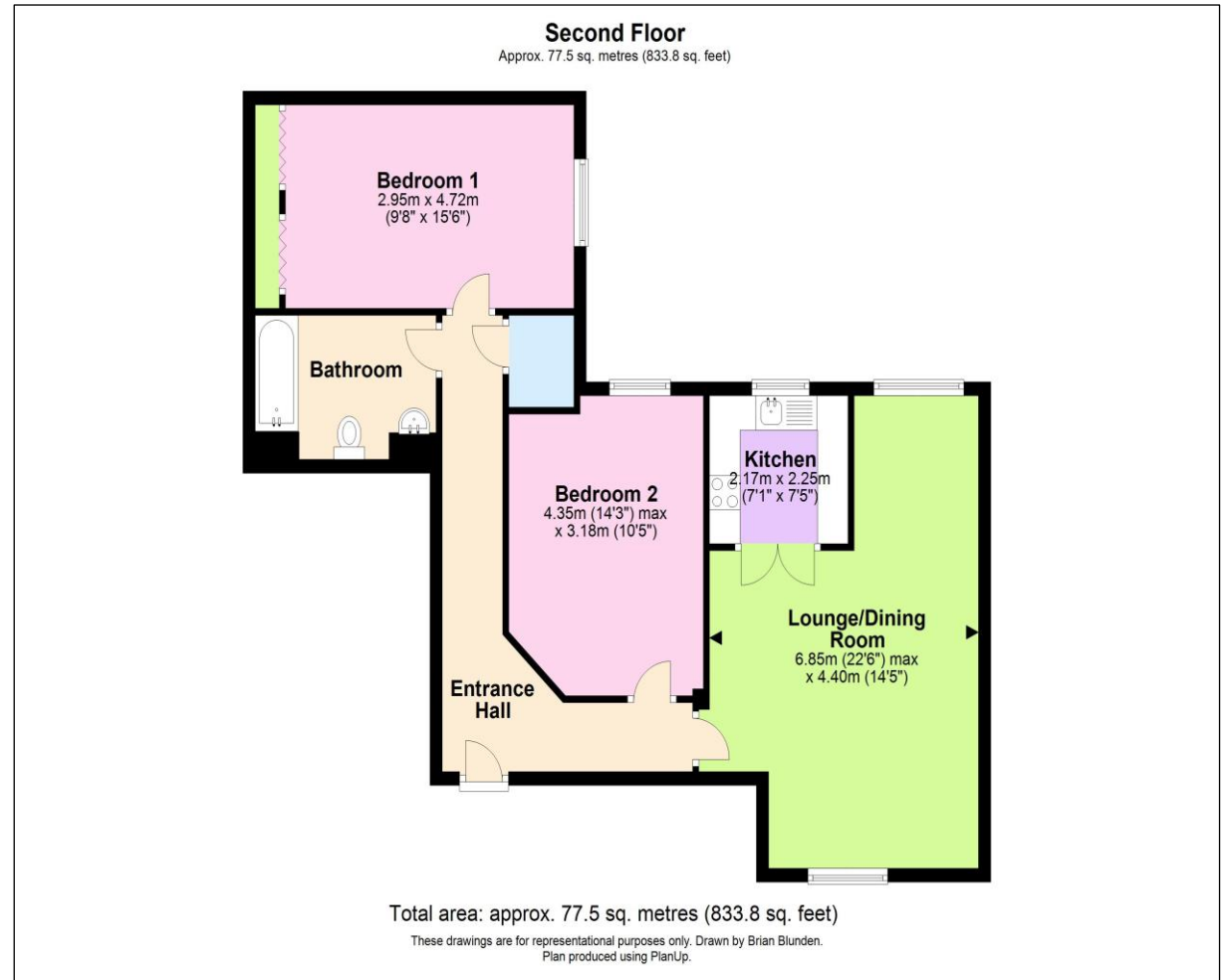
Lovely enclosed communal garden with various seating and shrubbery.

The retirement block often hold social gatherings both in the garden and indoors. Private parking permits for residents.

Billingshurst has various shops, Restaurants,

Supermarket, Public library, Post office, Doctors practise, Dentist, Pubs, and a train station all within walking distance. Close by is Petworth Park, Canal walks. Buses also run to nearby Horsham and surrounding areas.

EPC RATING=D.
COUNCIL TAX= D
LEASE LENGTH= 105 years approx.
SERVICE CHARGE= £2361.00 every 6 months.



"We'll make you feel at home..."



Managing Director:
Marcel Hoad

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2. We have not undertaken a structural survey, nor tested that the services, appliances, equipment or facilities are in good working order.
3. Fowlers cannot verify that any necessary consents have been obtained for conversions, extensions and other alterations such as underpinning, garaging and conservatories etc.

4. Any area, boundary, distances or measurements referred to are given as a guide only and should not be relied upon. If such details are fundamental to a purchase, please contact this office for further information.

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