



JEREMY JENKINS

ESTATE AGENT

15 Alexander Hall, Avonpark, Limpley Stoke, Bath, BA2 7FF.

£250,000

A comfortable first floor retirement apartment with views over the Limpley Stoke valley between Bath & Bradford-on-Avon.

This is an unusual apartment at Avonpark for two significant reasons. Firstly, there is no assignment fee payable on resale typically saving 10% on resale value. Secondly the property can be let out to over 55's; it presently attracts £1,900 pcm.

The excellent facilities at Avonpark are extensive and exclusively for the use of residents. They include; GP surgery, therapy room, guest suites, restaurant, activities room, library area, shop, bar, landscaped gardens & croquet lawn, mini bus for shopping trips and outings. As well as independent living we find escalating care and dementia services. Bradford-on-Avon is a market town with eclectic shops & boutiques; pubs, restaurants and cafes; library, churches, swimming pool and Doctors surgery. There is also a wealth of historic attractions such as the Tithe Barn and Saxon Church. There are rail links to Bath and London too! Bus stop at the end of the drive with services to Bath and Bradford-on-Avon. Bath city centre offers shopping and further amenities plus cinemas and the Theatre Royal. There is also direct rail access to London Paddington. The village of Winsley has a farm shop, co-op, health centre, church, good pub and cricket & bowls.

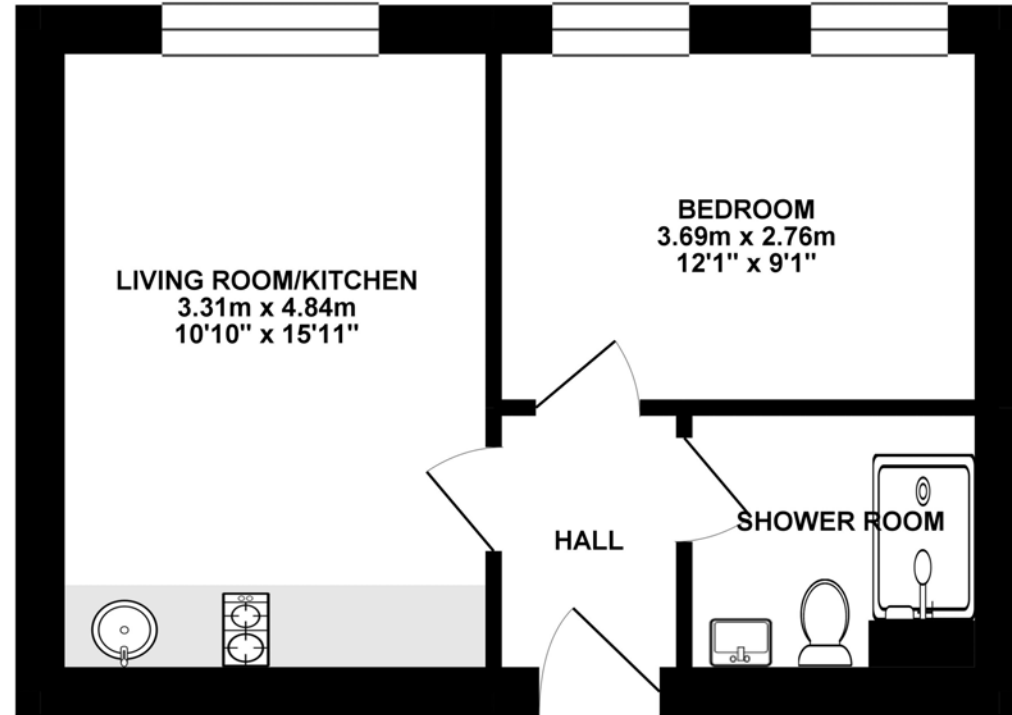
Note: Management charges apply. The property is leasehold; we understand the term is 99 years from 25th March 1997.

- Well located retirement apartment
 - Kitchenette & bathroom
 - Good double bedroom
 - Attractive landscaped grounds
 - Lounge dining room with views
 - Shared communal facilities
- EPC - C**





FLOOR AREA 33.1 sq. m.
(356.29 sq. ft.)



TOTAL FLOOR AREA : 33.10 sq. m. (356.29 sq. ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metroplan ©2019

