



**23 Eastwood Court, Foregate Street, Astwood**

Redditch, B96 6BW

Jeremy  
McGinn & Co

# Offers In The Region Of £110,000



Extremely well-presented RETIREMENT APARTMENT in the purpose-built, Eastwood Court with a lift to all floors, situated in the heart of the desirable village of Astwood Bank with many useful amenities within a short walk including, local convenience store, Doctors Surgery, Hairdressing salons, butchers, bakery and several interesting Cafes. Eastwood Court has its own private Car Park for residents, a large communal lounge and kitchen, and beautifully kept Gardens surrounding the building.

The Apartment is situated on the first floor, with an extremely pleasant aspect from the Living room and bedrooms over the gardens, car park and village street.

The accommodation, which is BRIGHT and SPACIOUS and has a secure entry system, includes; good size reception hall with two large store cupboards, Living room with door to the fitted Kitchen. TWO BEDROOMS both with windows to the front and a Newly Fitted SHOWER ROOM (completes mid-January). For peace of mind, all rooms include an Emergency Pull-cable if needed.

The property is offered For Sale with NO UPWARD CHAIN.

Agents Note. We are informed by the vendor that this apartment has very recently, had new Upvc double glazed windows fitted to the Living room and both Bedrooms.

Advice To Clients: This property is leasehold, set on a



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scheme manager site, managed by Midland Heart Ltd. Potential purchasers must be age 60 or over, or age 55 with a disability, and will be required to submit an application and undergo an interview prior to an offer being accepted. The service charge is approx. £246.87 per calendar month which includes building insurance.





**Tax Band: B**

**Council: Redditch**

**Tenure: Leasehold**



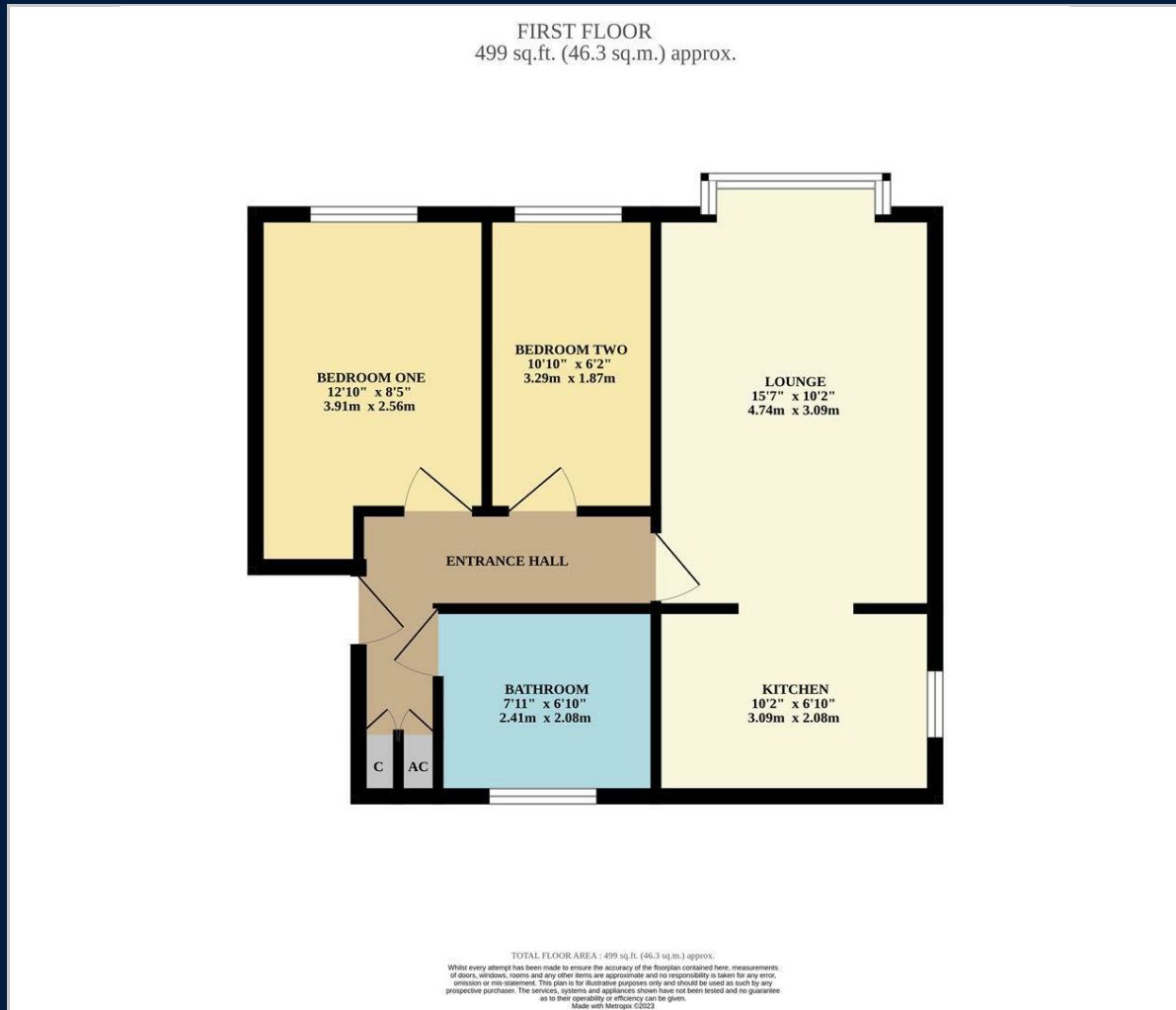
Astwood Bank is still considered a village and a very desirable place to live with a thriving community atmosphere and a great range of local shops, including, a convenience store, chemist, baker, butcher, hair dressers, to name but a few, a Doctors surgery, two local pubs, a Garden centre, a Primary school and a Secondary school all within a short walk of all parts of the village. More major amenities can be found a short drive away in Redditch including all major superstores.

The area provides quick and easy access to Alcester, Stratford-upon-Avon, Redditch, Evesham and further afield, the Cities of Birmingham and Worcester. There is also good road links to the Midlands Motorway network (M5, M40 and M42).

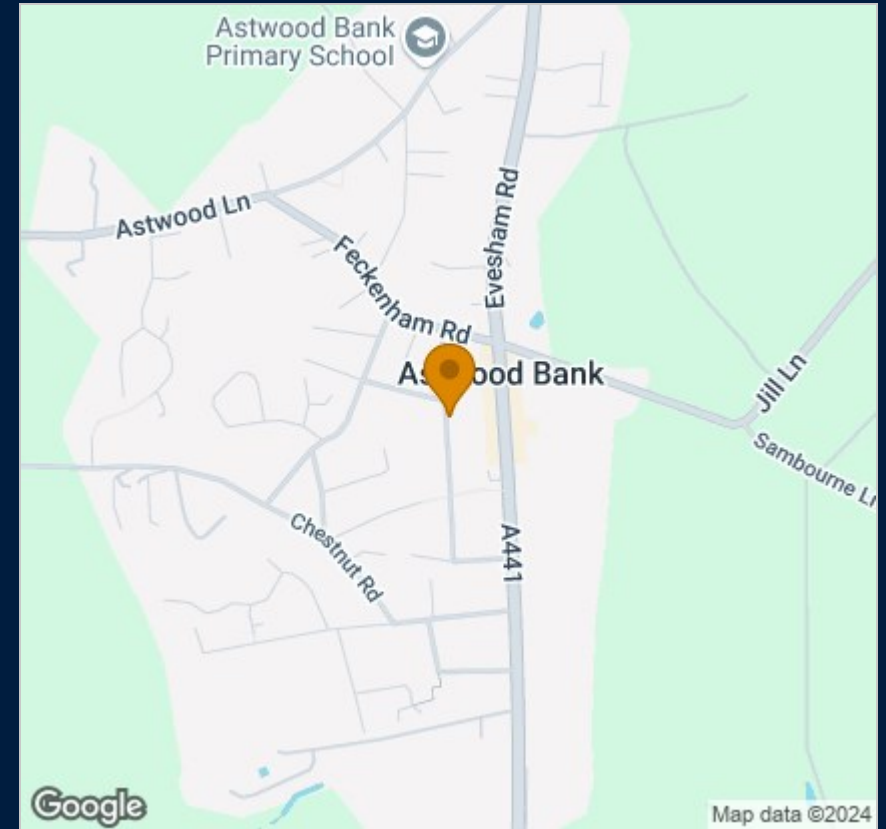
Surrounded by attractive countryside, Astwood Bank has easy access to many interesting places to visit making this a sought after area to live with great facilities on the doorstep and a short drive to all that Worcestershire and Warwickshire has to offer.



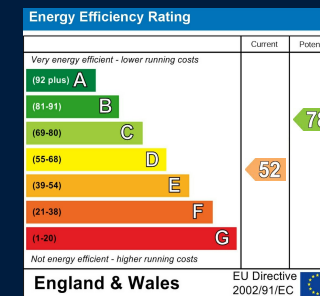
# Floor Plan



# Map



# Energy Performance



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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