



Knights Court Kenilworth Road Balsall Common Coventry CV7 7DQ

for sale
£125,000



Property Description

Immaculately Presented One bedroom Ground Floor Retirement Apartment overlooking communal gardens comprising of reception hallway, lounge, kitchen, bedroom, bathroom, communal laundry, residents lounge, residents guest suite. 24 hour care line response

Approach

Front door into reception hallway.

Lounge

19' 8" x 10' 8" Max (5.99m x 3.25m Max)

Modern lounge with feature fire place having French doors leading to kitchen and patio doors opening out onto landscaped communal gardens.

Kitchen

Fitted kitchen with base and wall mounted units complementary work surfaces. Appliances to include integrated hob and double oven, fridge and freezer.

Bedroom One

Double bedroom with built in wardrobes and electric wall mounted heater.

Bathroom

Modern bathroom having a walk in shower with wall mounted shelving and shower seat, low level flush w.c and pedestal sink unit with mirror above.

Outside

Communal gardens with extensive lawn and seating areas.

To view this property please contact Atkinson Stilgoe on

T 01676 535234
E info@atkinsonstilgoe.co.uk

150 Station Road Balsall Common
Solihull CV7 7FF

EPC Rating: C

Tenure: Leasehold

view this property online atkinsonstilgoe.co.uk/Property/BAL106120

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jun 2005. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Atkinson Stilgoe is a trading name of Connells Residential which is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.atkinsonstilgoe.com | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BAL106120 - 0006