



£135,000

At a glance...



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**holland
& odam**

17 Mondyes Court
Milton Lane
Wells
Somerset
BA5 2QX

TO VIEW

55 High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

From Wells High Street follow signs for Bristol A39 onto the Relief Road. Turn left into Milton Lane where the development can be found on the left hand side.

Services

Mains electricity, gas, water and drainage are connected. Electric central heating system.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold

Length of Lease 125 years from 2007

Service Charge £3228 per annum

Ground Rent £425 per annum



Location

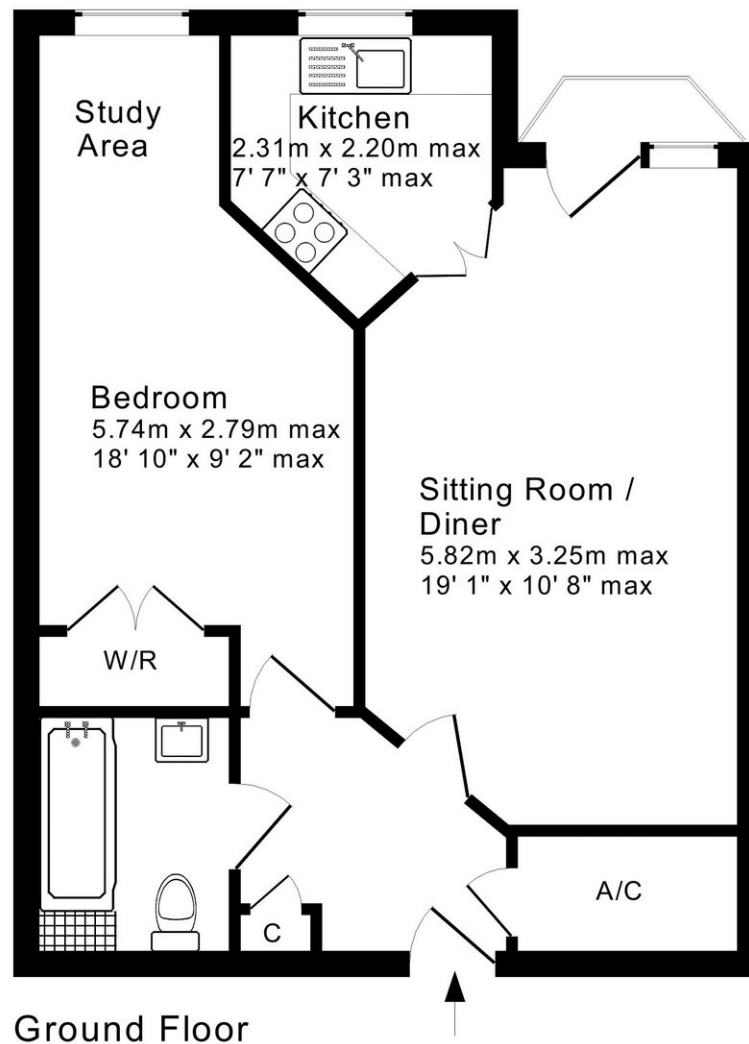
Wells is the smallest city in England and offers a vibrant high street with a variety of shops and restaurants as well as a twice weekly market and a choice of supermarkets including Waitrose. At the very heart of the city is the medieval Cathedral, Bishop's Palace and Vicars' Close. Bristol and Bath lie c. 22 miles to the north and north-east with mainline train stations to London at Castle Cary (c.11 miles), Bristol and Bath. Bristol International Airport is c.15 miles to the north-west.

Insight

A first floor apartment for the over 55's in Mondyes Court in excellent decorative order. One large bedroom with built in storage, kitchen fitted with integrated appliances and a recently refurbished shower room. Having a generous sitting room with a dining area to one end next to the Juliette balcony. Waitrose and Wells Cathedral are just a short walk away.

- No onward chain
- Kitchen with integrated appliances
- Sitting room diner with Juliette balcony overlooking the main entrance
- Bedroom with fitted storage
- Refurbished shower room
- Good decorative order
- Residents' lounge, guest suite and laundry
- Attractive electric fireplace and modern heaters
- 24/7 emergency call system
- Lovely gardens around the development





Ground Floor

For indicative purposes only.
Drawing Number : 147-0235

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