

# Oakleigh Square

Hampshire Lakes, Yateley



This one bedroom ground floor Independent Living apartment is centrally located close to all Village facilities. An entrance hallway with storage cupboard leads to a bright living/ dining room, which has a feature fireplace and patio doors. There's also a stylish white kitchen, double bedroom with fitted wardrobes and a luxury-tiled ensuite shower room.

**One Reception / Kitchen / One Bedroom / Ensuite Shower / Hallway / Patio**

## £250,000



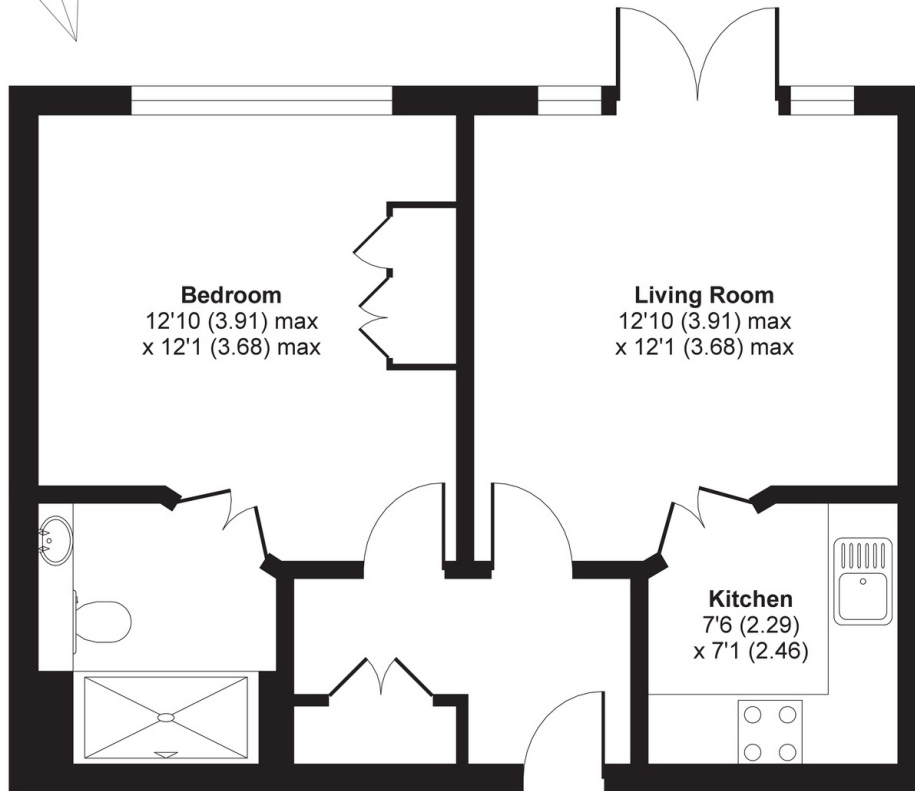
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# Oakleigh Square

"We are very happy with our new home and the welcome we've received convinces us that we've really made the right choice. We are now looking forward to enjoying our new life here."



APPROX. GROSS INTERNAL FLOOR AREA 457 SQ FT 42.4 SQ METRES

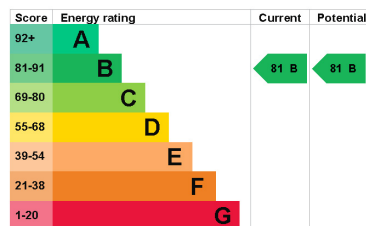


GROUND FLOOR

## Key Facts

- Lease: **125 years from 2015**  
(approx. 116 years remaining)
- Service Charge: **£800.42 pcm (£184.71 pw)**  
(reviewed annually, updated from 1st April)
- Ground Rent: **£500 per year**
- Council Tax band: **B**
- Sinking Fund: **4.5% on sale**
- Age Criteria: **Sole occupiers, or at least one partner in a couple, must be aged 65 or over**

Energy rating:



## Hampshire Lakes

Hampshire Lakes retirement village offers a unique experience in a range of stunning apartments with lakeside scenery, state-of-the-art facilities and a vibrant community. At the heart of our village is Senses Wellness Centre and Spa, where you will find a fully equipped gymnasium, treatment rooms, Whirlpool bath, swimming pool, steam room and sauna. The village centre also offers the Lakeside Bar/Bistro plus Cotton's deli and store, vibrant places where you can socialise with friends, relax and unwind. Other village centre facilities include a Hair Salon, Activities room and a Library.

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