

34 EASTLAND GRANGE

16 Valentine Road, PE36 5FA



PRICE REDUCTION

Asking price £195,000 Leasehold

ENJOY LUNCH ON US WHEN YOU TAKE A TOUR OF EASTLAND GRANGE - BOOK NOW!

A generous one bedroom apartment situated on the first floor with a JULIET BALCONY. Eastland Grange is a POPULAR MCCARTHY & STONE retirement living plus development with 27/4 onsite staffing and table service restaurant.

~ PART EXCHANGE, ENTITLEMENTS ADVICE, REMOVALS AND SOLICITORS ALL AVAILABLE ~

Call us on 0345 556 4104 to find out more.

resales@mccarthyandstone.co.uk | mccarthyandstoneresales.co.uk

1 Bedrooms | £195,000

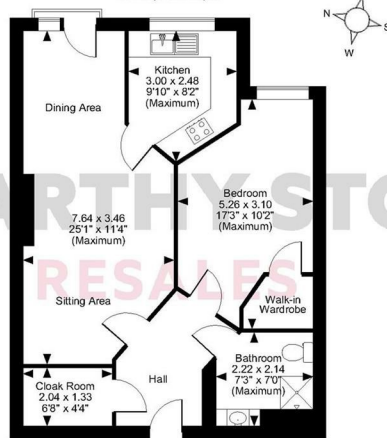
McCarthy Stone
Resales

Property Features

- Bistro Restaurant
- Communal Lounge where social events take place
- 1 Hour Of Domestic Assistance included per week
- 24 Hour Emergency Call System
- Estate Manger + 24 Hour Staff on-site
- Guest Suite + Laundry Room
- PART EXCHANGE, ENTITLEMENTS ADVICE, REMOVALS AND SOLICITORS ALL AVAILABLE
- PLEASE TALK WITH THE PROPERTY CONSULTANT FOR MORE INFORMATION



Eastland Grange, Valentine Road, Hunstanton
Approximate Gross Internal Area
614 Sq Ft/57 Sq M



First Floor

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions
82-91 A	85	85	82-91 A
69-81 B			69-81 B
55-68 C			55-68 C
43-54 D			43-54 D
34-42 E			34-42 E
27-33 F			27-33 F
13-26 G			13-26 G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

Council Tax Band: B

This floor plan is not drawn to scale and is for illustrative purposes only. Any measurements, floor areas (including any total floor area), openings and orientation are approximate and for guidance only. McCarthy Stone Resales do not take liability for any error, omission or misstatement. All parties must rely on their own inspections. It should not be assumed that any furniture or fittings contained in the photographs are included in any sale. All details referring to time and distances to localities are approximate. Details regarding any common charges and other applicable fees are provided by the seller and should not be relied on without verification and further checks made through a solicitor/conveyancer. Please contact the Property Consultant for further information that Appliances (including central heating) have not been tested, therefore it cannot be assumed that they are in good working order. All interested parties are advised to check availability and make an appointment before travelling to view the property to avoid disappointment or wasted time or travel expenses. The details contained within this brochure are for information purposes only and do not form part of any agreement. All purchases will be subject to contract terms. © All artwork (photos and floorplans) and written content are the sole property and copyright of McCarthy & Stone Resales Limited and are legally protected by UK & International copyright laws. Under no circumstance may you download, reproduce, publish or distribute any content for commercial purposes, without prior written permission from McCarthy Stone Resales. Unauthorised duplication or usage for commercial purposes is prohibited by the Copyright law and will be prosecuted.

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