

**£310,000**  
**Winchester Road**  
Fareham, PO17 5EU



## PROPERTY SUMMARY

Wykeham court is a delightful retirement living development, part of the McCarthy and Stone Platinum range. It comprises of 31 one and two bedroom apartments set in attractive surroundings, almost opposite the historic Wickham Square. This two bedroom corner first floor apartment is designed for independent living. The accommodation boasts two double bedrooms, ensuite and shower room, as well as a fitted kitchen including a washing machine and dryer. Wickham village is at the southern end of the Meon Valley and it offers all local amenities to include doctors, dentist and a range of shops, pubs and restaurants. The development has a dedicated house manager, 24 hour emergency call system, landscaped gardens and a guest suite for when family and friends come to stay. Viewing is highly recommended in this beautifully presented and appointed apartment.





## **ENTRANCE HALL**

**LIVING ROOM** 15' 8" x 13' 0" (4.78m x 3.96m)

**KITCHEN** 7' 8" x 7' 2" (2.34m x 2.18m)

**BEDROOM ONE** 17' 0" x 9' 10" (5.08m x 2.97m)

**EN SUITE SHOWER ROOM** 8' 9" x 7' 2" (2.67m x 2.18m)

**BEDROOM TWO** 13' 3" x 9' 1" (4.04m x 3.02m)

**SHOWER ROOM** 6' 2" x 5' 2" (1.88m x 1.57m)

## **HOME OWNERS LOUNGE**

## **HOME OWNERS LAUNDRY ROOM**

## **COMMUNAL GARDENS**

## **AGENTS NOTE**

The seller has informed us of the following;

Service Charge £502.18 monthly

Ground rent is £247.50 half yearly





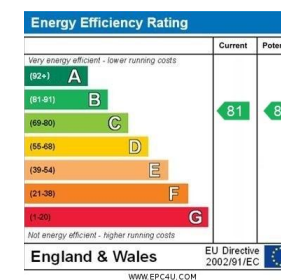
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**LOCAL AUTHORITY**  
Winchester City Council

**TENURE**  
Leasehold

**COUNCIL TAX BAND**  
Band C

**VIEWINGS**  
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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