

18 Lansdown Gardens

Kelston Road, Weston-Super-Mare, Somerset, BS22 7FE



PRICE: Guide Price £225,000

Lease:

Property Description:

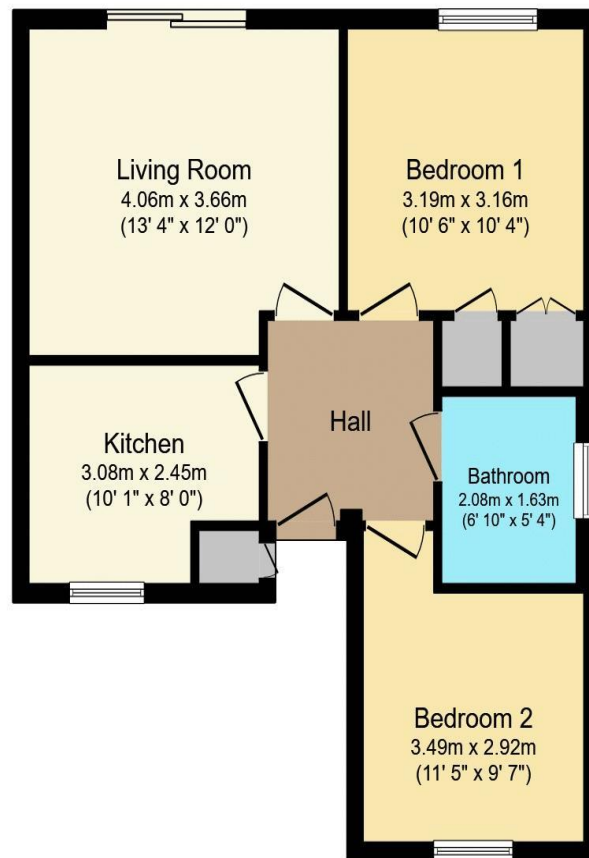
A TWO BEDROOM TERRACED RETIREMENT BUNGALOW WITH PATIO DOORS TO OWN GARDEN Lansdown Gardens comprises of 47 properties. The House Manager can be contacted from various points within each property in the case of an emergency. For periods when the House Manager is off duty there is a 24 hour emergency Careline response system. Each property comprises an entrance hall, lounge, kitchen, two bedrooms and a bathroom. It is a condition of purchase that residents be over the age of 60 years.

House Manager
Communal Parking spaces
Activities room
Minimum Age 60
24 hour emergency Appello system

Freehold



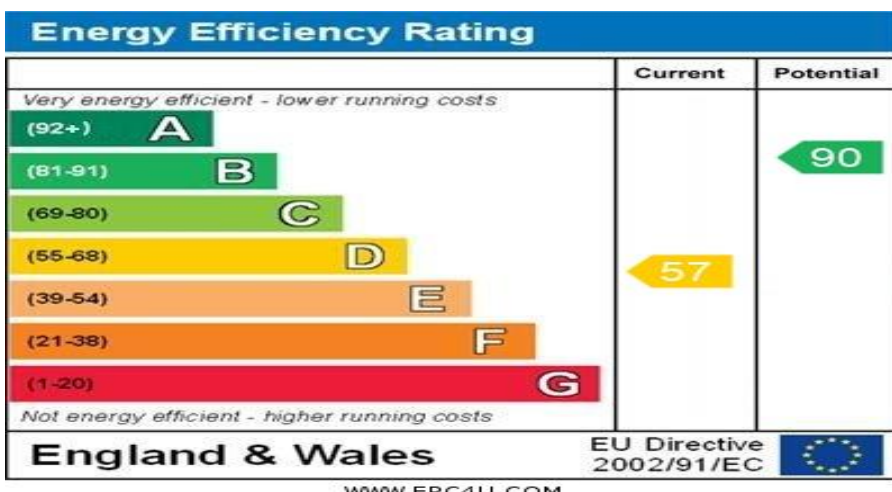
**For more details or to make an appointment to view, please contact
Rachel Hazell**



Total floor area 52.5 m² (565 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).

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For Financial Year Ending:

31/03/25

Annual Ground Rent:

£NA

Ground Rent Period Review:

NA

Annual Service Charge:

£2706.58

Council Tax Band:

B

Event Fees:

0% Transfer

0% Contingency

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These sales particulars have been prepared as a guide only and any intended purchasers must satisfy themselves by inspection or otherwise as to the correctness of the statements contained therein. The management company have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order.