

50 Saxon Court

Wessex Way, Bicester, Oxfordshire, OX26 6AX



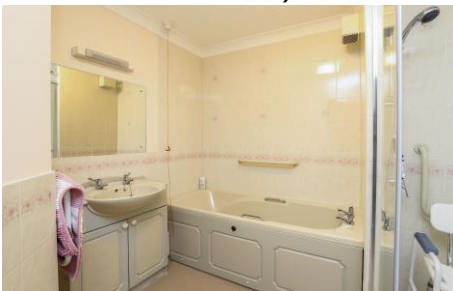
PRICE: £100,000

Lease: 125 years from 2001

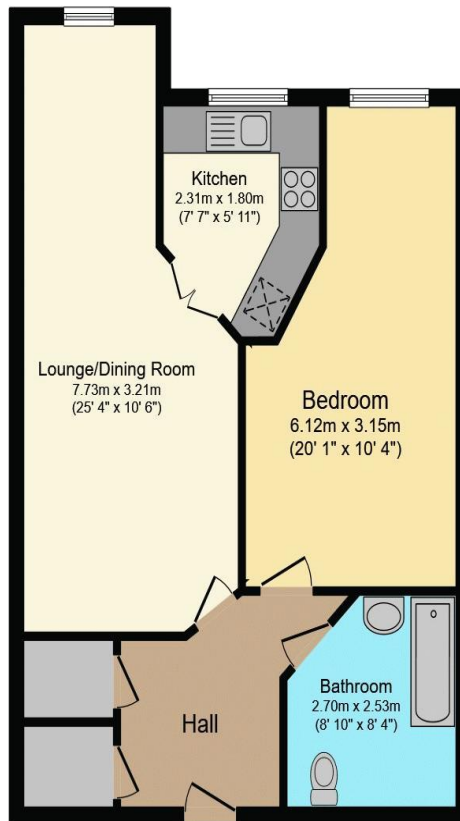
Property Description:

A ONE BEDROOM RETIREMENT APARTMENT LOCATED ON THE SECOND FLOOR Saxon Court is a McCarthy & Stone's Assisted Living Development which consists of one and two bedroom apartments and offers residents the prospect of continued independence in a secure environment. Saxon Court is arranged over 3 floors each served by lift. There is a Restaurant providing lunch cooked on site every day (additional charge), residents lounge, function room, laundry and guest room. In addition to an Estate Manager there are Assistant Estate Managers plus overnight cover who between them provide 24 hour staffing. One hour a week of domestic help is provided for the residents in each apartment, the cost of which is included in the service charge. Additional domestic help can be purchased separately as required. It is a condition of purchase that residents be over the age of 60 years. Please speak to our Property Consultant if you require information regarding "Event Fees" that may apply to this property.

- Development Manager, assistants plus overnight cover
- Residents lounge, function room & laundry room
- Communal car parking (on a 1st come basis)
- Lift, Guest room and Restaurant (meals at extra cost)
- Minimum Age 60
- Wheelchair accessible & Battery car store
- Video door entry system (linked to TV)
- Lease: 125 years from 2001
- Intruder and smoke alarm in all apartments



**For more details or to make an appointment to view, please contact
Millie & Carla**



Total floor area 105.7 sq.m. (1,135 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		80	83
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

For Financial Year Ending:

31/08/2024

Annual Ground Rent:

£TBC

Ground Rent Period Review:

TBC

Annual Service Charge:

£8055.54

Council Tax Band:

B

Event Fees:

1% Transfer

1% Contingency

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Registered in England No. 3829469



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.