



**Hartfields, Hartlepool TS26 0US**

**welcome to**

## **Hartfields, Hartlepool**

Hartfields over 60's development is a haven for those seeking a vibrant and fulfilling lifestyle. Nestled in a serene and picturesque location in Bishop Cuthbert, Hartlepool, this community offers a range of apartments and cottages designed specifically for independent living.

### **Externally**

For those who appreciate the beauty of nature, our development features communal outdoor areas where you can bask in the tranquillity of the surroundings. Whether it's enjoying a leisurely stroll through our landscaped gardens or organising a picnic with fellow residents, these outdoor spaces provide the perfect setting to relax and connect with nature.

### **112 Hartfields Manor**

This first floor apartment briefly comprises an entrance hallway with storage, fitted kitchen, lounge, 2 bedrooms and wet room.

### **Fee Information**

The monthly service, support, management & maintenance charge is £705.16 from 01/04/2025 (£420.80 service charge, £133.68 support charge, £150.68 management & maintenance).

90% share is £108,000 with £56.30 monthly rent payable and £705.16 monthly service charge.

75% share is £90,000 with £141.30 monthly rent payable and £705.16 monthly service charge.

50% share is £60,000 with £282.10 monthly rent payable and £705.16 monthly service charge.

25% share is £30,000 with £423.40 monthly rent payable and £705.16 monthly service charge.

Contact us for more information and to arrange your viewing 01429 261351.

### **Disclaimer**

Please note these photos are for illustrative purposes only and individual properties may differ.







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## **Hartfields, Hartlepool**

- Over 60's development
- Onsite parking
- Close to amenities & bus routes
- Support services available (if required)
- Extensive community facilities

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

shared ownership

**£120,000**



This floorplan 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 should not be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely on its own inspection(s). Plan produced for Manners & Harrison. Powered by www.focalagent.com

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Property Ref:  
HAR118443 - 0003

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