

Mark Stephenson's

ESTATE & LETTING AGENTS



Apartment 81 Mickle Hill, Pickering, YO18 7ND

£254,950

- Offered for sale with no chain
- Refitted kitchen with appliances
- Jack & Jill shower/wet room
- Located upon the second floor
- Overlooking the central courtyard
- Retirement village location
- Superb larger type apartment
- Two double size bedrooms
- Full range of bespoke wardrobes

20 Birdgate, Pickering, YO18 7AL - 01751 476 900
13a Yorkersgate, Malton, YO17 7AA - 01653 692 500

pickering@markstephensons.co.uk
<https://www.markstephensons.co.uk/>

Apartment 81 Mickle Hill, Pickering YO18 7ND

Mickle Hill is a purpose built retirement village for the over 60's Apartment No 81 is one of the largest examples located on the second floor forming the part of the development known as the The Pavilion. It provides an excellent range of facilities including: Cafe Bistro, Residents Lounge, Licensed Bar, Convenience Store, Beauty Salon, Equipped Gym, Library and IT Bar, Cinema Room, Landscaped Gardens, Activities Room and Guest Suite. Bespoke care options are available with 24 hour staffing. Fully refitted kitchen with appliances, open plan living/dining, two excellent bedrooms and shower/wet room. Offered for sale with no onward chain.



Council Tax Band:



Service charge

Monthly service charge for the apartment is £344.48 per month fixed until 30th June 2024 this changes annually. This includes utilities charges for water, hot water and heating, whilst also covering for the upkeep and maintenance of the communal areas including: Gym, estate roads and parking and landscaped grounds, window cleaning of communal areas and external windows of homes, building insurance and communal areas, corporate management services and support. Serviced lifts to all floors. Utility costs for communal areas. Village manager and supporting team. Safety and security: emergency call system, door entry to the apartments, communal fire alarms and smoke detectors.

Wellbeing charge

£235.65 per month, this includes 24-hour emergency support response and emergency services co-ordination, help in an emergency and co-ordination of activities and events programme.

Ground rent

£453.48 per annum.

Lease detail

125 years from 2015

Hallway

Built in store cupboard and separate larger walk in store.

Living/dining/kitchen

Generous open plan room looking down to the central courtyard and

towards the town centre in the distance. The kitchen has been fully refitted to include an extensive range of both base and wall level units. All appliances are now integrated including oven, hob, extractor, washer/dryer, fridge & freezer and dishwasher. The central island provides dining space and acts as a divide with the lovely open plan living/dining area.

Bedroom 1

Extra large double size room with a bespoke full length and height range of wardrobes, east facing window looking onto the central courtyard below. Jack and Jill door into the shower/wet room.

Bedroom 2

Rear facing window.

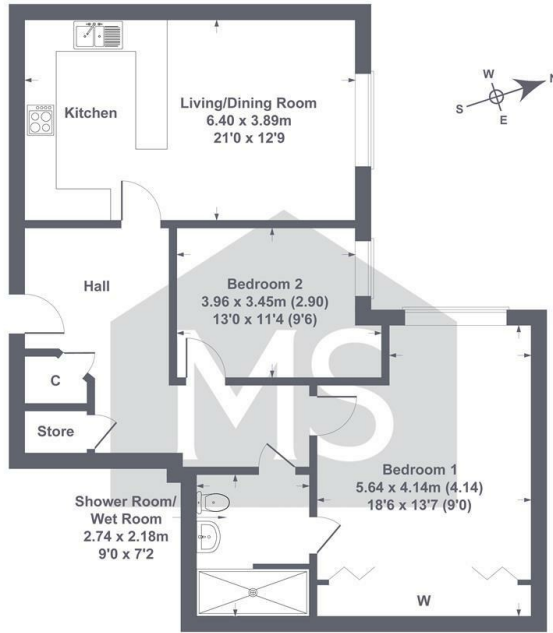
Shower/wet room

Fully tiled, large walk in shower area, WC and wash hand basin. Doors both from bedroom 1 and the inner hallway.





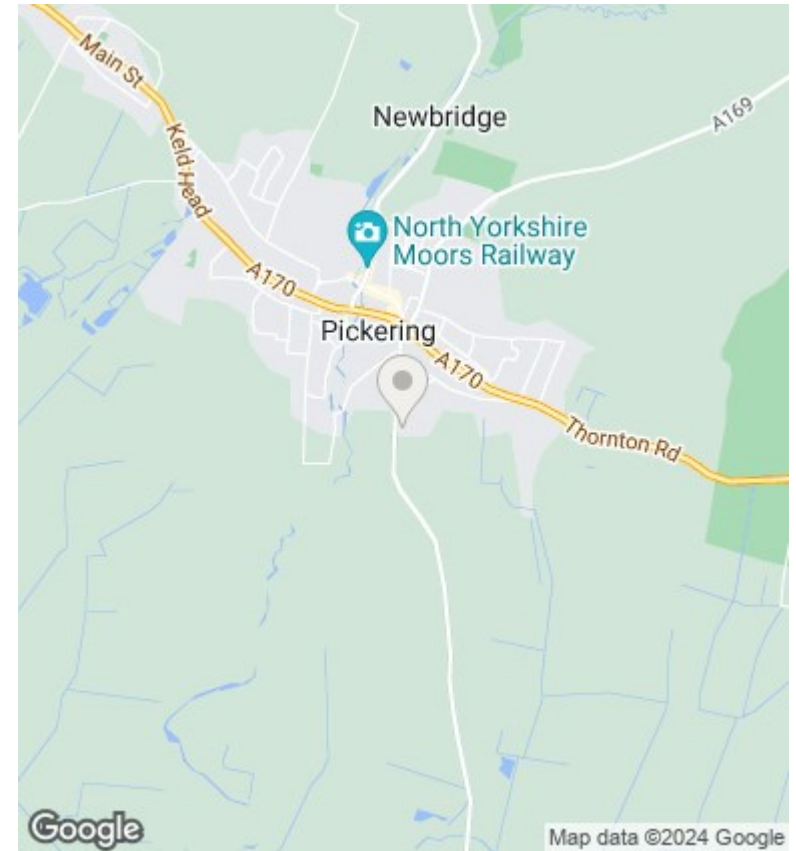
Approximate Gross Internal Area 891 sq ft - 83 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024



Directions

Viewings

Viewings by arrangement only. Call 01751 476900 to make an appointment.

Council Tax Band

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	