



32 York Lodge, Pegasus Court  
Tilehurst, RG31 5DB



Guide price £215,000 Leasehold



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# York Lodge Park Lane

## DESCRIPTION:

VP - Presented to the market is this purpose built 2 bedroom ground floor retirement flat in the highly acclaimed 'Pegasus Court Development' off Park Lane conveniently close to the centre of Tilehurst, the very frequent No 17 bus service, post office and all the other amenities you'd expect from this fantastic village.

The property is specifically designed for the over 60's with comfort, security, independence in mind and boasts spacious accommodation which includes a 16' living room, fitted kitchen, 2 double bedrooms, wet room & ample cupboard space.

Other benefits include intercom telephone entry, communal sitting room, kitchen and grounds, 24 hour 'Care line' call system', on site manager and for sale with no onward chain.

Service Charge: £872.51 per quarter

Ground Rent: £278.65 per quarter

Lease remaining: 116 years

## SUMMARY OF ACCOMMODATION:

- NO ONWARD CHAIN
- PATIO
- COMMUNAL LOUNGES
- 2 BEDROOMS
- COMMUNAL GROUNDS
- OVER 60's

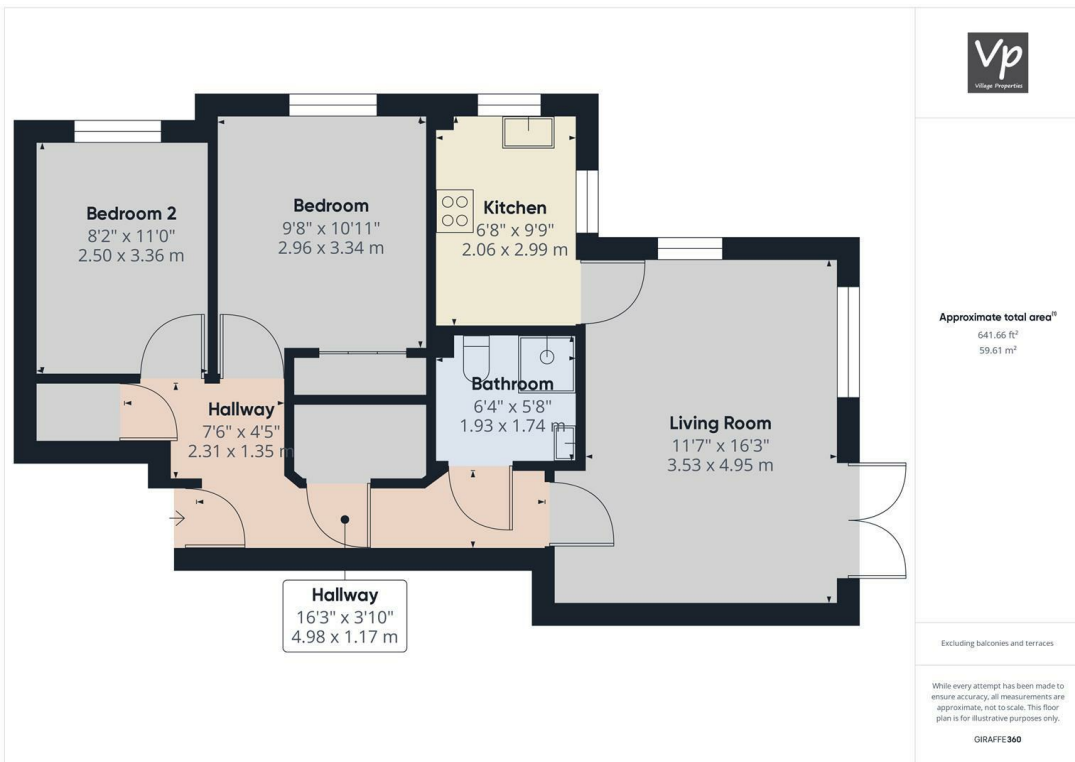
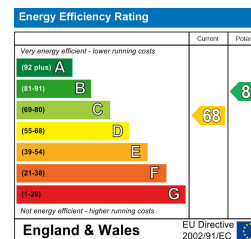
## ADDITIONAL INFO:

## VIEWING STRICTLY BY APPOINTMENT:

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