



Taylors

STOURBRIDGE, Wollaston, Belfry Drive, Liddiard Court (GROUND FLOOR)

From £115,000

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Delightfully situated to favour a GROUND FLOOR position within this now established RETIREMENT LIVING development, this MOST APPEALING, ONE BEDROOM, MODERN FLAT affords a layout with UPVC DOUBLE GLAZING to comprise: Reception Hall, Large Sitting Room, REFITTED KITCHEN, Good Double Bedrooms with fitted wardrobes, Bathroom and Deep Storage Cupboard. In addition there is a Security Intercom Controlled Entrance to the Foyer, Residents Lounge, Laundry Room and House Manager. Gardens and grounds are well maintained via a service agreement. Residents and Visitor Car Parking Spaces. Tenure: Leasehold. 125-year lease from April 1993. Annual ground rent is approximately £450. Annual service charge is approximately £3 300. Construction: Purpose-built development. Services: No gas. Broadband/Mobile coverage: Visit: checker.ofcom.org.uk/en-gb/broadband-coverage. Council Tax Band C. EPC C.

SECURITY INTERCOM CONTROLLED FOYER

FLATS OWN RECEPTION HALL

7' 9" x 6' 9" (2.36m x 2.06m) Measured at widest points

SITTING ROOM

19' 8" x 10' 4" (5.99m x 3.15m) Measured at widest points

KITCHEN

8' 1" x 7' 9" (2.46m x 2.36m) Measured at widest points

DOUBLE BEDROOM

15' 10" x 9' 4" (4.82m x 2.84m) Measured at widest points

BATHROOM

6' 9" x 5' 8" (2.06m x 1.73m) Measured at widest points

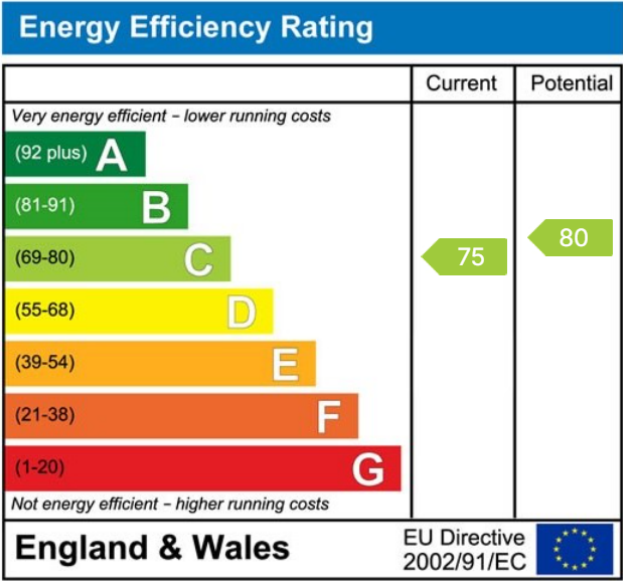
DEEP STORAGE CUPBOARD

6' 5" x 3' 0" (1.95m x 0.91m)





- ESTABLISHED RETIREMENT LIVING ACCOMMODATION IN WOLLASTON
- IDEALLY LOCATED FOR VILLAGE AMENITIES
- DESIRABLE GROUND FLOOR POSITION
- EXCELLENT ONSITE FACILITIES INCLUDING RESIDENTS LOUNGE AND LAUNDRY ROOM
- NO UPWARD CHAIN (from February 2025 onwards)



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