

## Castlestead View, Castlestead Close, , Oxenholme, LA9 7FY

- Two Bed Retirement Apartments
- This example is 75% ownership and zero rent.
- Residential Lounge, Bistro, Hairdressers and Much More...
- Long 999 Year Lease
- Extended Independent Living in a Vibrant Location
- Shared Ownership Options from 25% to 75% Ownership
- Access to Extra Care Services On-Site
- Apartments are Fully Self Contained
- Guest Suite Can Be Reserved for Visitors
- Council Tax C

**75% Shared Ownership £180,000**



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## DESCRIPTION

Welcome to Castlestead View, a newly built retirement development of 104 dwellings, with 80 apartments and 24 Bungalows in the peaceful village of Oxenholme. The apartments are offered through a shared ownership scheme, and buyers can choose to own and share anywhere from 25% to 75% ownership of the open market value. Only the last few two-bed apartments remain.

Designed to provide fully accessible facilities for both residents and visitors, amenities include a café/bistro and hair salon for use by the community. There is also a residents' lounge, activity room, buggy store, guest suite and communal gardens for residents and their guests to enjoy. As well as support from a specialist team, the scheme is managed by a dedicated onsite Registered Manager. The development is based in the charming village of Oxenholme in Cumbria, which is only 1.5 miles from the Lake District National Park.

Living in Castlestead View is a way of extending independent living for owners over the age of 55\*, with the Extra Care scheme providing access to welcoming communal areas and optional on-site care.

In this example, the full market value of the pictured apartment 'The Cedar' is £240,000 and the purchase price is based on a 75% share, meaning you pay £180,000 and there is no additional rent to pay.

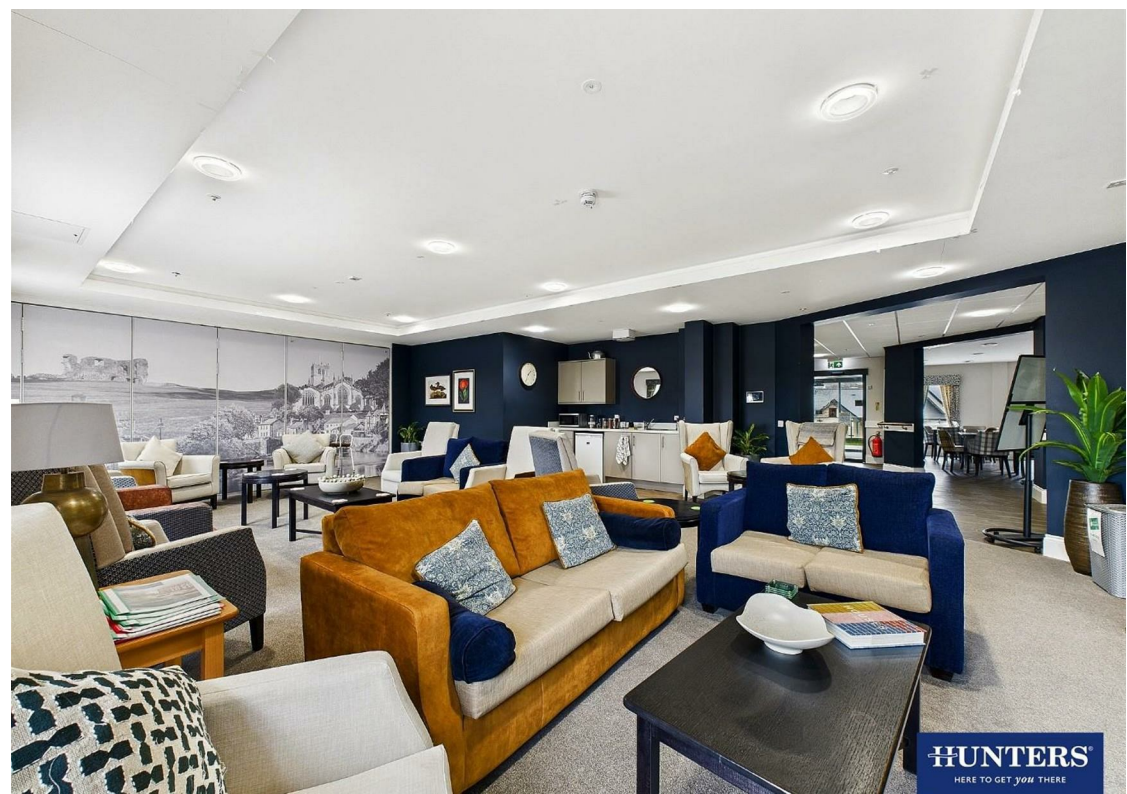
To arrange a viewing of one of the remaining apartments and the facilities at Castlestead View, please call Hunters today and we will arrange an escorted visit.

\*Eligibility for residency is open to applicants over the age of 55, subject to criteria.

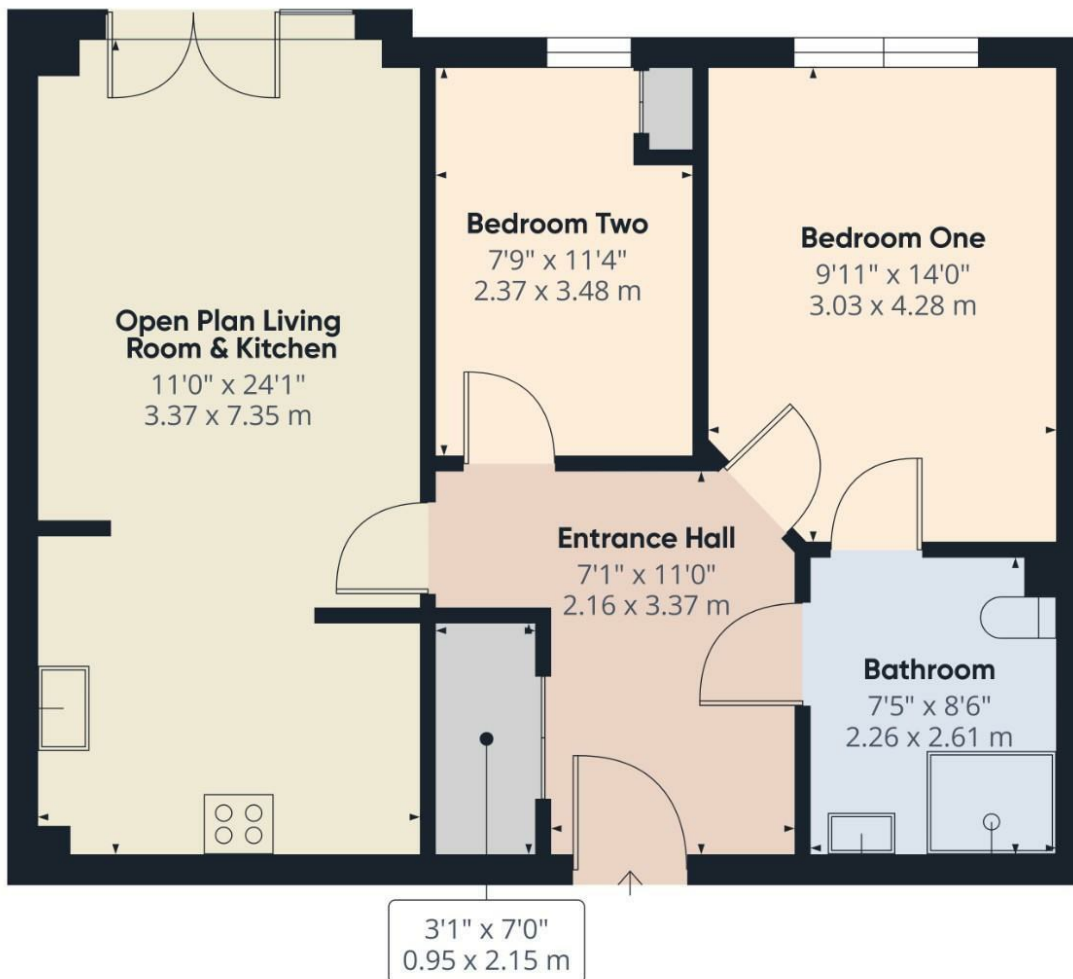
The annual Service charge is £3,117, payable monthly at £259.75. The monthly support fee (£167.37) is mandatory and provides residents with a valuable core support package to support your independent lifestyle.











**HUNTERS**  
HERE TO GET *you* THERE

Approximate total area<sup>(1)</sup>  
670.59 ft<sup>2</sup>  
62.3 m<sup>2</sup>

(1) Excluding balconies and terraces.

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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### Viewings

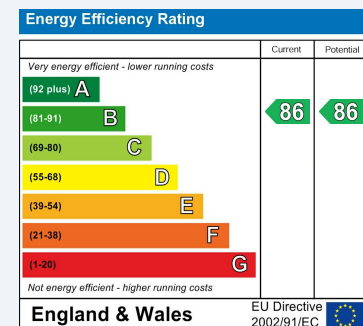
Please contact [kendal@hunters.com](mailto:kendal@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.