

A ground floor retirement apartment situated in the heart of Lee on the Solent and offered for sale with no chain.

The Property

Situated in the popular Hometide House complex in Lee-on-Solent, this ground floor retirement apartment is located close to the seafront and High Street offering a variety of local shops and amenities. Hometide House offers communal benefits including residents lounge & laundry room, along with guest suite available on request. The apartment itself briefly comprises, entrance hall, generous size lounge/diner with arch to kitchen and direct access to the communal garden, bedroom with fitted wardrobe and re-fitted shower room.

Summary

Ground Floor Retirement Apartment | Situated Close To The High Street & Seafront | No Forward Chain | Lounge/Diner Kitchen | Shower Room | Communal Residents Lounge & Laundry Room | Direct Access to Communal Garden
Energy Efficiency Rating:- C (80)

Lease Information:-

The vendor informs us at the time of instruction of the following lease information. We would however suggest this information is verified by your legal representative before exchange of contracts.

Lease: 99 years from 1982
Ground Rent: £423.38 per annum
Service Charge: £2,491.72 per annum



Dimensions

Lounge/Diner:- 18' 1" x 10' 5" (5.51m x 3.17m) maximum measurements

Kitchen:- 7' 4" x 5' 5" (2.23m x 1.65m)

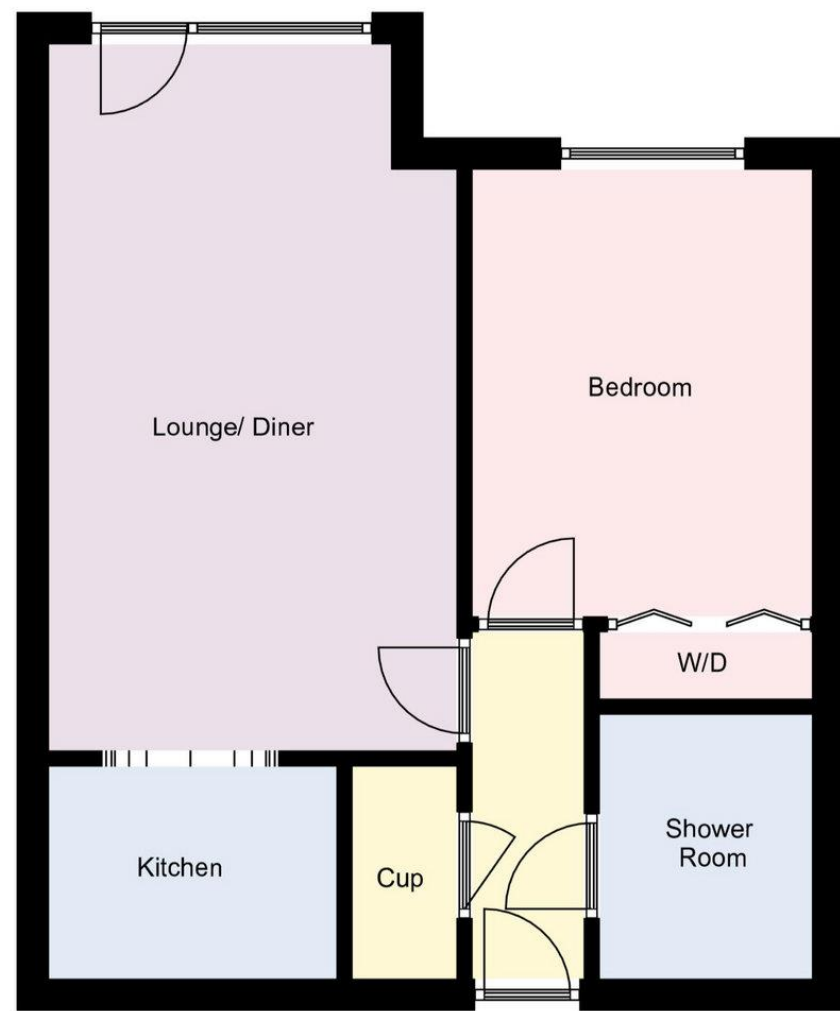
Bedroom:- 11' 5" x 8' 8" (3.48m x 2.64m)

Shower Room:- 6' 8" x 5' 5" (2.03m x 1.65m)

Tenure: Leasehold

Council Tax Band: B

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

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Money Laundering Regulations 2017: Intending purchasers will be required to produce identification documentation once an offer is accepted.



£109,950

Hometide House, Beach Road, Lee-On-The-Solent, PO13 9BP

Draft Details

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THE INDEPENDENT ESTATE AGENT