

13 Gidea Lodge, Essex, RM2 5HR



Price: £240,000

Lease: 97 years and 9 months

A ONE BEDROOM RETIREMENT APARTMENT SITUATED ON THE GROUND FLOOR WITH DOOR TO COMMUNAL GARDENS.

Gidea Lodge is a purpose built retirement development set in a secure, gated community in popular Gidea Park. Situated in a conservation area, it is conveniently located close to shops and bus routes and comprises 29 properties arranged over 2 floors served by stairs and a lift. Residents can relax in the communal spaces of a lounge and well kept landscaped gardens, whilst family can stay over in the guest suite. The development also offers owners a gated carpark and gas central heating. The Visitina Development Manaaeer can be contacted from various points within

- Residents Lounge with kitchen
- Communal gardens
- 24 hour emergency system
- Parking (subject to availability)
- Gas Central heating
- Guest Suite
- Development Manager
- Lift to all floors
- Lease: 125 years from 1998
- Service Charge £TBC, Ground Rent £330.00



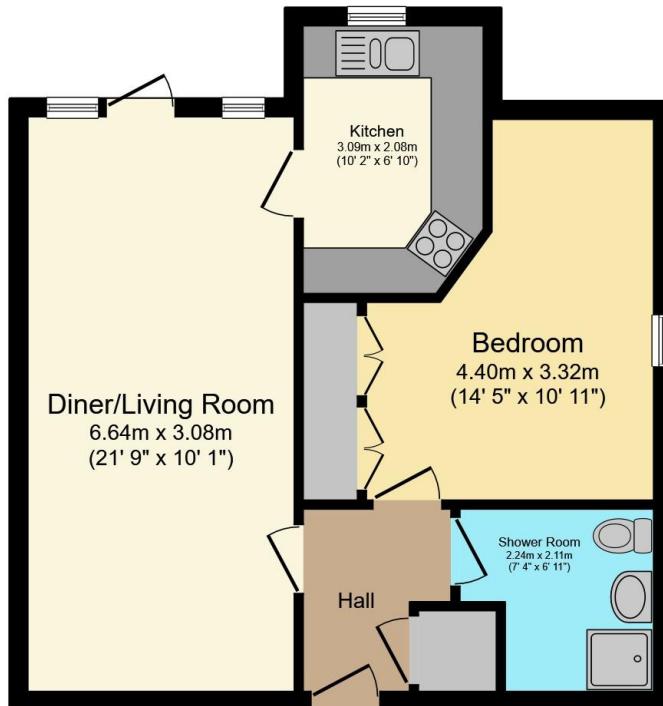
For more details or to make an appointment to view, please contact **Mandy Abbott**

01425632410

mandy.abbott@retirementhomeseach.co.uk

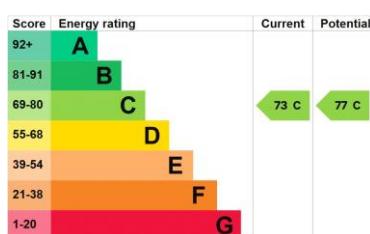
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Total floor area 50.1 sq.m. (540 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).  
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For Financial Year Ending: TBC

Annual Ground Rent: £330

Ground Rent Period Review: 01/10/2028

Annual Service Charge: £TBC

Council Tax Band: C

Event Fees: 1% Transfer, 1% Contingency

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