Excellent

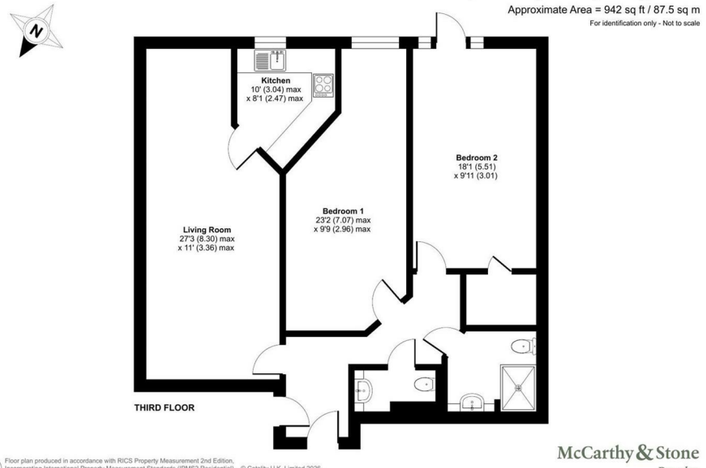
Trustpilot

McCarthy & Stone
Resales.

Chesterton Court, Railway Road, Ilkley, LS29

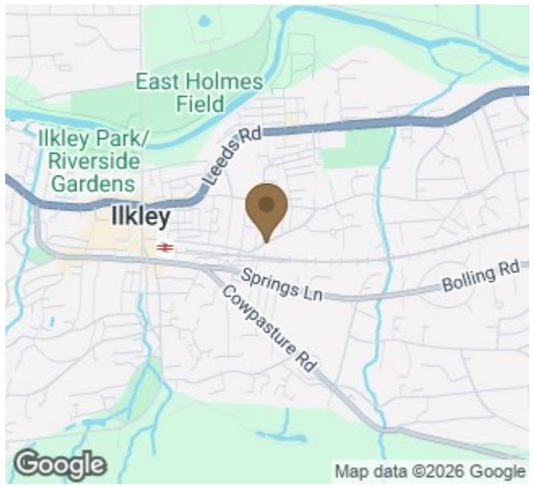
Approximate Area = 942 sq ft / 87.5 sq m

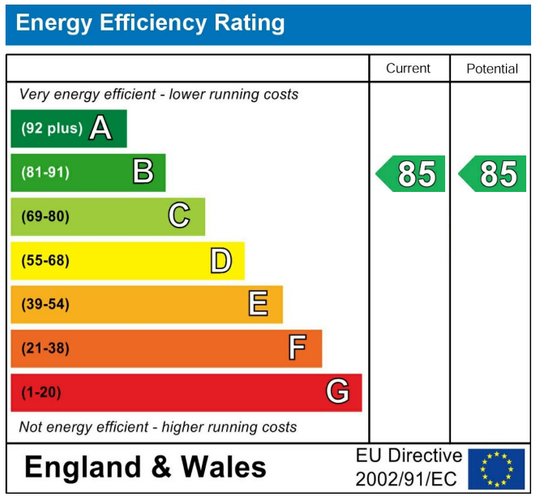
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © Cotality U.K. Limited 2026. Produced for McCarthy & Stone Management Services. REF: 1539528

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McCarthy & Stone Resales Limited
Registered Office: 4th Floor, 100 Holdenhurst Road, Bournemouth, Dorset, BH8 8AQ
Registered in England and Wales No. 10716544

The Property Ombudsman







58 Chesterton Court

Railway Road, Ilkley, LS29 8UW

2 2 Council Tax Band: D

Looking for the perfect retirement property? If you like the idea of living in a close-knit community, with support on hand should you need it, then 58 Chesterton Court could be the ideal place for you. Contact our team to arrange an appointment to view.

Asking price £385,000
Leasehold

0345 556 4104
resales@mccarthyandstone.co.uk
mccarthyandstoneresales.co.uk

Why you'll love living here:

- Spacious two bedroom retirement living apartment
- Desirable south westerly aspect with views
- Juliette balcony with countryside views
- Generous lounge with separate dining space
- Versatile additional room ideal for study
- Principal bedroom featuring spacious walk-in wardrobe
- Modern fully tiled walk-in shower room
- Convenient separate cloakroom with additional WC
- 24-hour on-site staffing for added reassurance
- Allocated parking space

McCarthy & Stone
Resales.

Trustpilot Rated Excellent

58 Chesterton Court, Ilkley

2 | 2 | Asking price £385,000

Development Overview
Chesterton Court is a McCarthy Stone Retirement Living PLUS development exclusively for the over 70s, situated in the desirable spa town of Ilkley. Residents benefit from 24-hour on-site staffing, flexible domestic and support services, a bistro-style restaurant, homeowners' lounge, landscaped gardens and a guest suite for visiting family and friends.

Ideally located approximately 350 yards from Ilkley Railway Station, the development is within easy reach of the town centre, offering a variety of shops, cafés and restaurants, including Bettys Tea Rooms, Booths and Marks & Spencer Foodhall. With convenient transport links and the beautiful Yorkshire Dales nearby, Chesterton Court offers an independent, low-maintenance retirement lifestyle with added peace of mind.

Apartment Overview
This spacious two-bedroom apartment enjoys a desirable south-westerly aspect, offering beautiful views towards the surrounding hills from its Juliet balcony, and benefits from an allocated parking space.

The welcoming entrance hall provides access to all rooms, a useful walk-in storage cupboard and a separate cloakroom/WC. The apartment also benefits from a secure door-entry intercom and 24-hour emergency response system.

The impressive lounge offers ample space for both relaxing and dining, with French doors opening onto a south-westerly facing Juliet balcony, enjoying attractive views towards the surrounding hills. A versatile adjoining room provides additional space, ideal for a study or hobby room. The separate kitchen is conveniently accessed from the lounge.

The generous principal bedroom benefits from pleasant views and a walk-in wardrobe with fitted shelving and hanging space. The second bedroom is equally versatile, ideal for guests, a dining room or additional study, and enjoys attractive views towards the hills.

Completing the accommodation is a modern, fully tiled shower room featuring a walk-in shower, vanity unit, WC and heated towel rail.

Car Parking
This apartment has the added benefit of its own allocated parking space - Car Parking Space 25.

Care & Support
The personal care services available at Chesterton Court can help you do more of the things you love and enjoy peace of mind when you need a helping hand. You'll get to know the dedicated CQC registered care and support team who are onsite each day, led by our wonderful Estates Manager. They can assist with anything from changing your bed and doing your laundry, to escorting you to appointments and helping you get washed and dressed ready for the day. What's more, the services are flexible, so you can tailor your care package to suit your needs - just speak with the Estates Manager who will be happy to help organise a care package ready for when you move in.

Landscaped Gardens
One of the main social hubs of Chesterton Court is the large patio area in the communal garden. This space is enjoyed by many of the homeowners throughout the year. Best of all, Your McCarthy Stone take care of all the maintenance, leaving you free to relax and enjoy the beautiful gardens blossom and bloom throughout the seasons.

“The gardens are beautiful all year round and there are plenty of opportunities to spend time together with other neighbours, if you want the interaction.” – McCarthy Stone Homeowner

Social Lifestyle
The Communal Lounge is at the heart of the community at Chesterton Court and is where the majority of social gatherings take place. Regular activities include; coffee mornings and afternoons, games nights, Chair Yoga, quiz and movie nights. They're a perfect opportunity to meet your neighbours and make new friends, but there's never any obligation to join in, you can socialise as much or as little as you want.

To make life even more convenient for homeowners there are two local Hairdressers and a Foot Health Practitioner that visit Chesterton Court on a regular basis and always happy to welcome new clients.

Additional Information & Services
• Full Fibre Broadband available
• Mains water and electricity
• Electric room heating
• Mains drainage

Service Charge
What your service charge pays for:
• Estate Manager who ensures the development runs smoothly
• CQC Registered care staff on-site 24/7 for your peace of mind
• 1 hour cleaning / domestic assistance per week, per apartment
• 24hr emergency call system
• Monitored fire alarms and door camera entry security systems
• Maintaining lifts
• Heating and lighting in communal areas
• The running costs of the onsite restaurant
• Cleaning of communal areas daily
• Cleaning of windows
• Maintenance of the landscaped gardens and grounds
• Repairs & maintenance to the interior communal areas
• Contingency fund including internal and external redecoration of communal areas
• Buildings insurance, water and sewerage rates

The service charge does not cover external costs such as your Council Tax, electricity or TV. Find out more about service charges please contact your Property Consultant or Estate Manager.

Service Charge: £13,481.64 per annum (up to financial year end 30/06/27).

Ask about our FREE ENTITLEMENTS SERVICE to find out what benefits you may be entitled to.

Leasehold Information
Lease Length: 999 years from 1st June 2017
Ground rent: £510 per annum
Ground rent review: 1st June 2032
Managed by: Your Life Management Services
It is a condition of the purchase that the resident is of the age of 70 or over.

Moving Made Easy
Moving is a huge step, but don’t let that hold you back. We have a range of services to help your move go smoothly, including:

• FREE Entitlements Advice to help you find out what benefits you may be entitled to.

• Part Exchange service to help you move without the hassle of having to sell your own home.

• Removal Services that can help you declutter and move you in to your new home.

• Conveyancing specialists who are experienced with sales and purchases of McCarthy Stone retirement properties.

For more information speak with our Property Consultant today.













