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Rachel J Homes
Estate Agents

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Flat 33, Fussells Court 11 Station Road, Worle, Weston-Super-Mare, BS22 6AF

£145,000

- Well Presented Purpose Built Flat
- Lounge Overlooking Communal Gardens
- Residents Social Calendar
- Lift and Stair Access
- Large Double Bedroom
- Communal Lounge, Games Room and Gardens
- Double Glazed
- No Chain

Fussells Court 11 Station Road, Weston-Super-Mare BS22 6AF

Rachel J Homes is delighted to market this well presented top floor flat which is situated in a purpose built block, Fussells Court, and close to amenities, shops, and transport links. If you are looking for a home in your retirement that can offer independent living but in a community environment then make sure this is on your list to view. On the level and accessed by lift or stairs this lovely flat comprises of Communal Entrance Hall, Residents Lounge, Hallway, Lovely Lounge overlooking the Communal Gardens, Kitchen, Large Double Bedroom with built in double wardrobe, Shower Room, Communal Gardens, Parking on a first come first served basis. Some of the added benefits include but not limited to, double glazed, night storage heating, residents lounge, guest suite for visitors, laundry room, mobility scooter store and charger, plus there is no chain. Full details of what is included with this super flat can be provided on request. Accompanied viewings - CALL NOW!!

1 1 1 EPC B Leasehold Council Tax Band: B







Communal Entrance
Security access, reception for House Manager, residents lounge, access to communal gardens, lift and stair access to all floors

Entrance Hallway
Security intercom system linked to the main development entrance door, which also connects to the 24/7 Care Line is wall mounted. Storage cupboard with light and shelving houses the hot water tank supplying domestic hot water, along with the concealed 'Vent Axia' system, door to

Lounge
5.33 x 4.15 (17'5" x 13'7")
UPVC double glazed window overlooking the communal gardens, feature fireplace with inset electric fire , night storage heater, double internal doors to

Kitchen
2.72 x 1.74 (8'11" x 5'8")
UPVC double-glazed window to rear, range of fitted wall and base units incorporating under unit lighting and laminate worktops with stainless steel inset sink unit. Integrated appliances include; a four-ringed halogen hob with extractor hood over, waist level oven and concealed fridge and freezer.

Bedroom
4.65 x 3.44 (15'3" x 11'3")
UPVC double glazed window to rear, night storage heater, built in double wardrobes

Shower Room
2.19 x 1.86 (7'2" x 6'1")
White suite comprising; double length shower cubicle,low level WC, vanity wash-hand basin with under-sink storage and mirror, shaver point, fully tiled walls, vinyl floor covering, electric wall heater and separate electric heated towel rail,

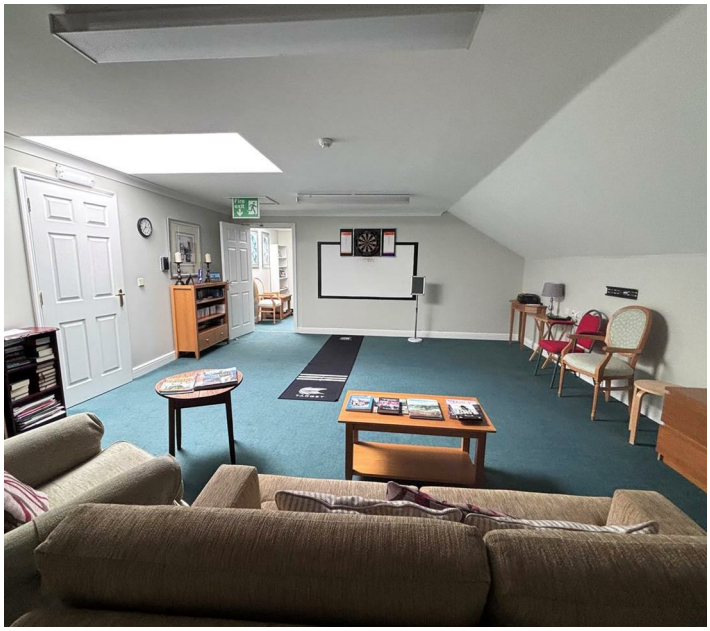
Communal Lounge and Games Room
A large and welcoming area for residents to meet and socialise. UPVC double glazed French doors to Communal Gardens
Games room situated on the second floor with dart board, puzzles and books to enjoy.

Communal Gardens
A large area of lawn with various seating areas for residents to enjoy

Parking
Parking is subject to availability.

Additional Information
Full details on request for what is included and available within this block of purpose built flats.
One pet, either a house cat or small dog is permitted.






TARGET








FUSSELLS COURT

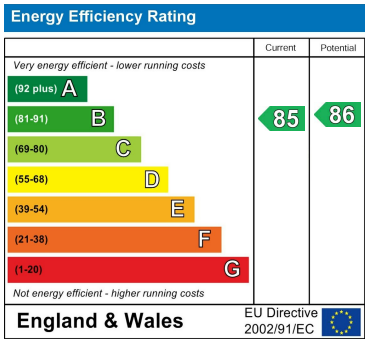


Viewings

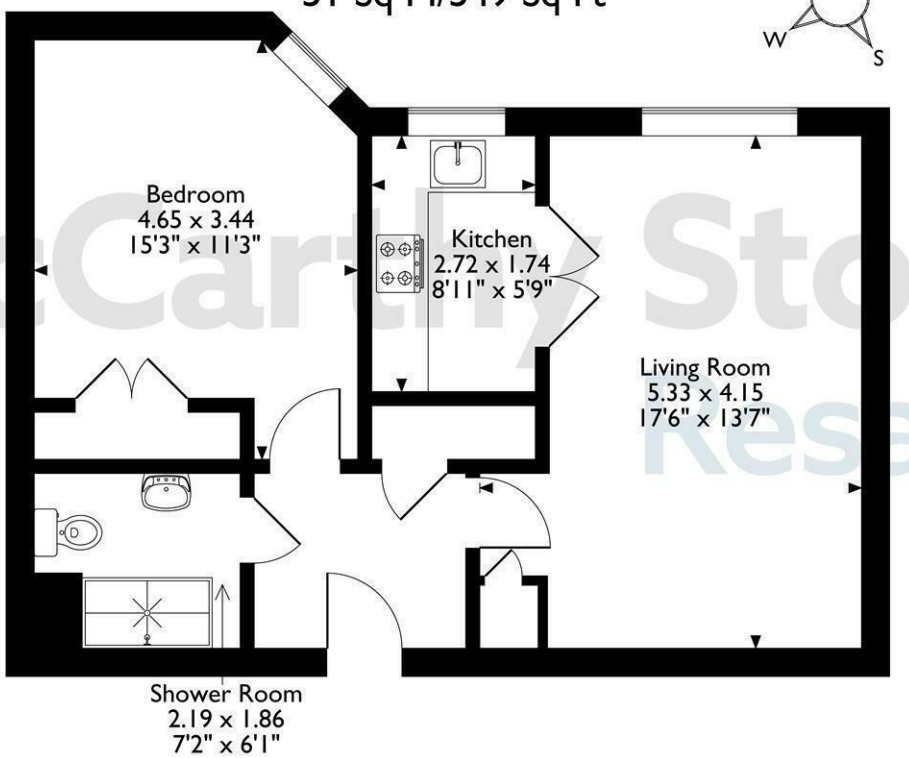
Viewings by arrangement only. Call 01934 621299 to make an appointment.

EPC Rating:

B



Fussells Court, Flat 33, 11, Station Road,
Weston-super-Mare
Approximate Gross Internal Area
51 Sq M/549 Sq Ft



McCarthy Stone Resales

The position & size of doors, windows, appliances and other features are approximate only.
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