40 The Fairways Retirement Village Malmesbury Road, Chippenham, SN15 5LJ

Price Guide £105,000

A lovely one-bedroom first-floor apartment with a private balcony enjoying delightful views across Chippenham Golf Club. Situated within the highly sought-after Fairways Retirement Village, this superb home offers stylish, comfortable, and contemporary living within an exclusive retirement setting.

- Fairways Retirement Village (exclusively for the over 55s)
- One Double Bedroom
- Contemporary Jack & Jill Wet Room
- Welcoming Communal Spaces Ideal for Socialising
- On-Site Activities Including Bowls, Putting and Giant chess
- Spa, Swimming Pool and Jacuzzi
- Fully Equipped Gym
- Snooker Room and Private Cinema
- Designed to Promote an Active, Sociable and Relaxed Lifestyle
- No Onward Chain

Leasehold

EPC Rating C

A lovely one-bedroom first-floor apartment with a private balcony situated within the highly sought-after Fairways Retirement Village.

This superb apartment offers spacious and thoughtfully designed accommodation comprising an inviting entrance hallway with useful storage cupboard, a generous sitting/dining room with doors opening onto a private balcony terrace, and a well-equipped kitchen fitted with a range of integrated appliances. The lovely double bedroom benefits from having direct access to a contemporary Jack & Jill wet room.

Fairways Retirement Village, exclusively for the over-55s, comprises 75 individually designed apartments arranged in a variety of styles around a bright and airy central atrium. The development provides a welcoming and sociable environment where residents can meet friends, enjoy a coffee, or take part in activities such as bowls, putting, and giant chess.

Residents also enjoy access to an exceptional range of on-site facilities, including a residents' lounge, restaurant, spa, swimming pool, Jacuzzi, fully equipped gym, snooker room, and private cinema, all thoughtfully designed to support an active, relaxed, and community-focused lifestyle.

Situation
The Fairways Retirement Village is situated along side the local Golf Course on the outskirts of the town offering views over the surrounding countryside. The Fairways has an impressive range of shared facilities giving the perfect opportunity to socialise and to enjoy the full range of activities which are available. There is a communal atrium which is home to a number of facilities including a Restaurant, Hair & Beauty Salon, Library with IT suite, Swimming Pool, Bowls, Mini Golf, Giant Chess, Snooker Room, Cinema Room, Shop, Gym and so much more. There are 3 lifts available within the complex or staircases to each floor which can be used as appropriate. The Fairways provides a wonderful opportunity to join a friendly community of like minded people, with all the freedom and independence of your own front door, ensuring that during retirement your life is as full as ever, with the added peace of mind that there is flexible levels of support available if or when you ever need it.

Council Tax Band: C

Leasehold: 125 year lease from 01/01/2014 113 years remaining

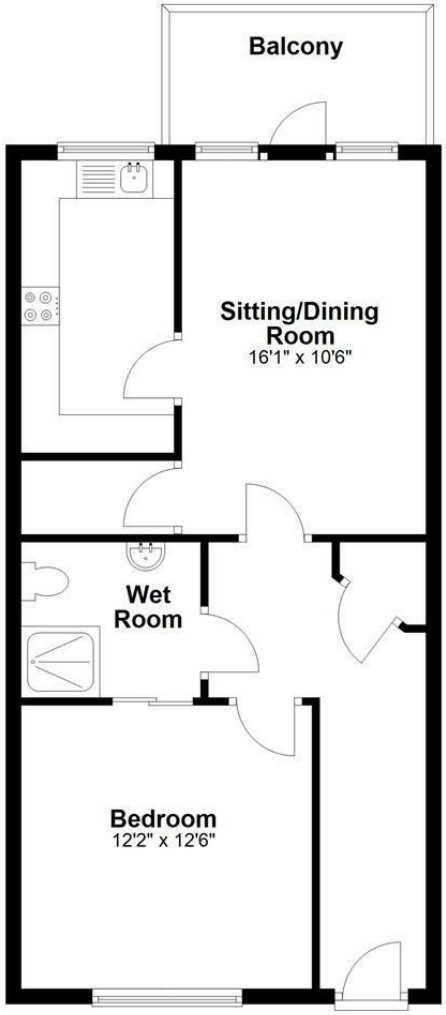
Mains Water And Drainage

Electric Heating

EPC Rating: C

Ground Floor

Approx. 619.8 sq. feet
(excluding Balcony)



Total area: approx. 619.8 sq. feet

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