

HUNTERS[®]

HERE TO GET *you* THERE



Whitebeam House, Partridge Drive

Downend, Bristol, BS16 2RB

£80,000



Council Tax:



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£80,000



DESCRIPTION

Hunters Estate Agents, Downend are delighted to offer for sale this ground floor retirement apartment which is located in the popular development of Woodland Court.

Woodland Court is situated in a secluded position which is accessed via a private driveway in Downend and offers the opportunity for residents to enjoy their independence, together with the option to call upon professional care and support to suit changing requirements and needs.

This development is managed by Brunelcare and offers an excellent choice of social and leisure facilities to enjoy which include; a restaurant, bar and lounge area, as well as mini-bus trips to local shops, supermarkets and a weekly trip further afield. Woodland Court has over fifty self contained apartments which are situated in four separate blocks. These blocks are all surrounded by well kept communal gardens. All apartments are designed to offer independence, together with peace of mind and security for when you feel the time is right for you to seek a degree of support.

This particular flat is situated on the ground floor in the block, Whitebeam House and is offered for sale with no onward chain.

The accommodation in brief comprises; a lounge/diner with French doors leading onto a paved patio which overlook well maintained communal gardens, a kitchen with an oven, four ring hob, washing machine and fridge, a shower room and a double bedroom.

Additional benefits include; electric heating, double glazed windows and a security entry system.

An internal viewing inspection is highly recommended to fully appreciate all that this extremely popular development has to offer.

ENTRANCE

Door with security spy hole, leading into an entrance hall.

ENTRANCE HALL

Door leading into lounge/diner.

LOUNGE/DINER

16'3" x 15'3" (4.95m x 4.65m)

Coved ceiling, TV aerial point, telephone point, electric night storage heater, double glazed French doors leading onto a small paved patio, square opening leading into kitchen and door leading into bedroom.

KITCHEN

8'8" x 6'1" (2.64m x 1.85m)

Ceiling with recessed LED spot lights, stainless steel single drainer sink unit with chrome mixer tap and tiled splash backs, range of fitted wall and base units with under pelmet lighting, incorporating an integral electric oven, four ring ceramic hob, washing machine and under fridge with small freezer compartment, plumbing for washing machine.

BEDROOM

12'7" x 11'7" (3.84m x 3.53m)

Double glazed window to front, TV aerial point, telephone point, storage cupboard with shelving, walk-in airing cupboard, electric wall heater, door leading into shower room.

SHOWER ROOM

7'3" x 7'1" (2.21m x 2.16m)

Ceiling with recessed LED spot lights, white suite comprising W.C. with concealed cistern, wash hand

basin with double fronted cupboard below, shower cubicle with chrome shower system, tiled splash backs, shaver point, heated towel rail.

COMMUNAL AMENITIES

RESTAURANT

The development has it's own restaurant for the residents to enjoy. The restaurant caters for all dietary requirements.

COMMUNAL LOUNGE & BAR

The residents have two communal lounges for the residents to socialise in. The larger lounge has it's own residents bar.

COMMUNAL GARDENS

The development is surrounded by well kept communal gardens with a centre water feature.



Road Map



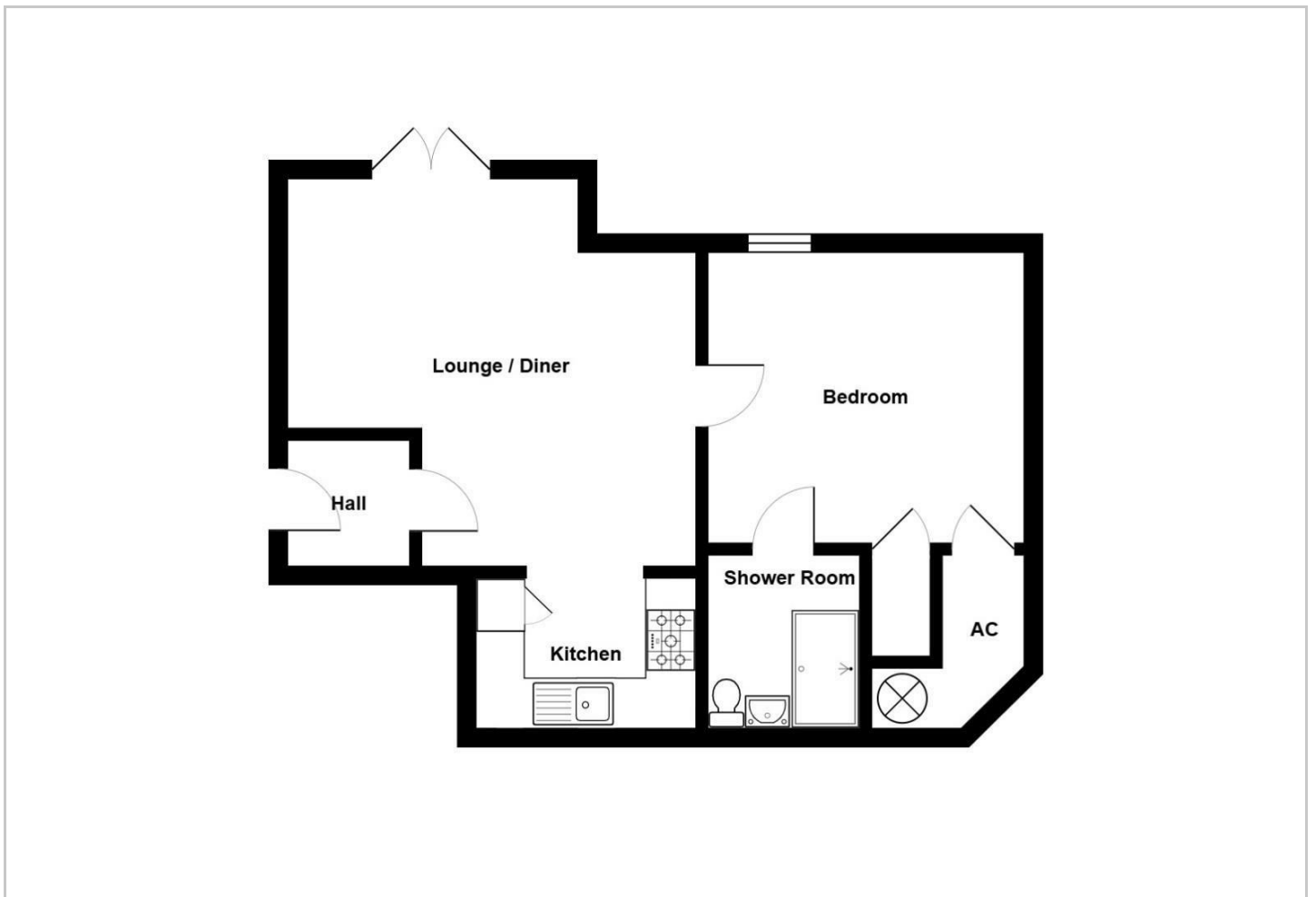
Hybrid Map



Terrain Map



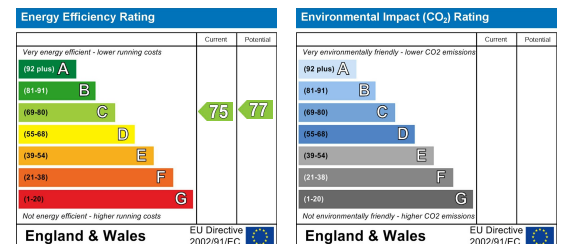
Floor Plan



Viewing

Please contact our Hunters Downend Office on 0117 956 1234 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.