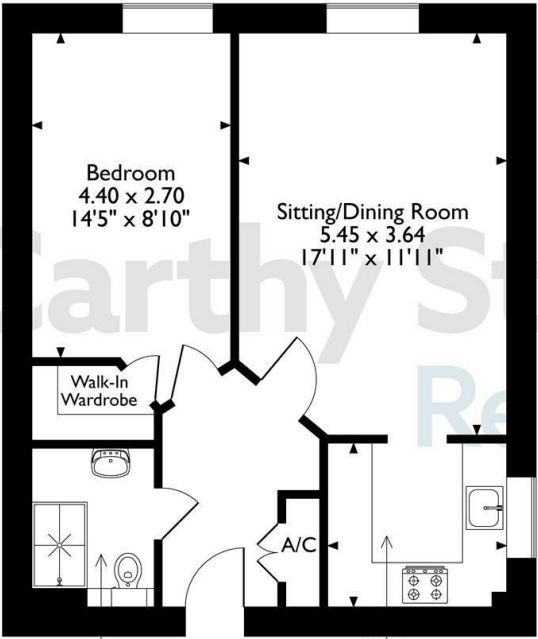


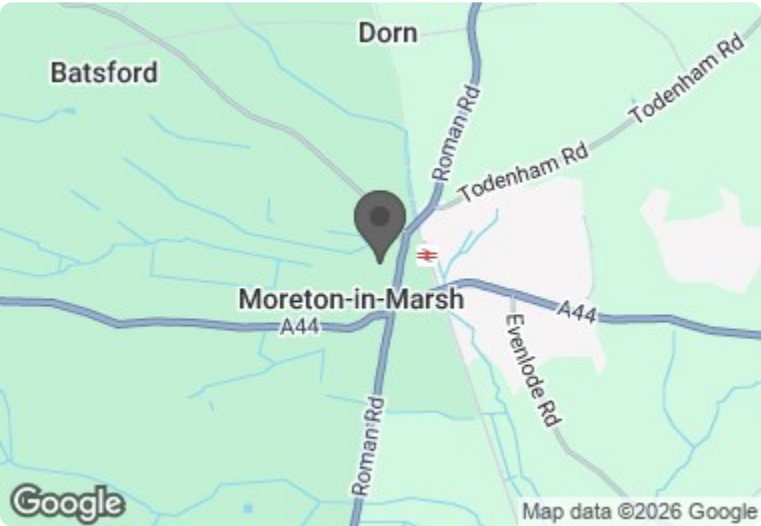
Keatley Place, Apartment 14, Hospital Road, Moreton-in-Marsh, Gloucestershire
Approximate Gross Internal Area
50 Sq M/538 Sq Ft



First Floor

The position & size of doors, windows, appliances and other features are approximate only.
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Council Tax Band: D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

14 Keatley Place

Hospital Road, Moreton-In-Marsh, GL56 0DQ



PRICE REDUCTION

Asking price £160,000 Leasehold

Available to purchase at 70% of market value and under the Cotswold Discounted Home Scheme - GUIDE PRICE of £160'000.

Apartment 14 Keatley Place is a beautiful one bedroom retirement apartment located on the first floor facing Hospital Road. It is accessed through secure main entrance doors.

Call us on 0345 556 4104 to find out more.

resales@mccarthyandstone.co.uk | mccarthyandstoneresales.co.uk

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Keatley Place, Hospital Road, Moreton-in-

1 Bed | £160,000

Keatley Place

Keatley Place in Moreton-in-Marsh has been constructed just 350 meters from the town centre, offering coffee shops and supermarkets near to your door step. Moreton-in-Marsh train station is located just a few streets away, with a direct line to London Paddington. Keatley Place has been designed to seamlessly fit with the unique local architecture that makes the Cotswolds so appealing. The complex is located on Hospital Road, parallel to the High Street. This secluded location means that while nestled away from the hustle and bustle, the thriving community in the town is easily accessible. Keatley Place is exclusively for persons aged 60 and over and it has been designed and built by McCarthy and Stone to cater for this age group.

Local area

The development offers excellent transport links and is located just 0.5 miles from Moreton-in-Marsh Railway Station. The High Street is within 0.3 miles. Here you can find pubs, eateries and historical points of interest. Other recreational activities nearby include Queen Victoria Gardens and Moreton-in-Marsh Cricket Club, which are both within 0.5 miles of the development

Moreton-in-Marsh is a gorgeous little town in the northern Cotswolds. Once a thriving 13th century market town, you can still stock up on local produce and handmade goods at the weekly Tuesday market whose 200 stalls attract locals and visitors alike.

The High Street is lined with elegant 18th century inns and houses, while the town's oldest building, the 15th century Curfew Tower is also worth a tour. A short walk from the centre of town leads you to a local Caravan & Motorhome Club Campsite and the Wellington Aviation Museum where you can discover the history of the Vickers Wellington bomber. The magnificent Batsford Arboretum is less than 2 miles' walk across fields and just a short drive away.

Entrance Hall

A spacious hallway with a double door to storage cupboard housing a Bosch washer/dryer and Gledhill boiler and Vent Axia Unit. 24hr Tunstall emergency response system, security entry system and a heating thermostat control panel. Connecting doors to the Living Room, Bedroom and Shower Room.

Living Room

A bright and airy living room with ample room for dining room furniture and a door way through to the Kitchen. One ceiling light fitting. Power Sockets. Telephone and TV points. Heating thermostat control panel.

Kitchen

An immaculate modern fitted kitchen with fully integrated appliances comprising; fridge/freezer; electric cooker; microwave; ceramic four ringed hob and extractor fan above. Stainless steel sink and drainer. Partially tiled walls and under pelmet lighting. A side window provides plenty of natural light. Power sockets.

Bedroom

A large double bedroom with double glazed window. A range of power sockets. Telephone and TV points. Walk in wardrobe with plenty of hanging and storage space. Heating thermostat control panel.

Shower Room

A part tiled suite comprising; shower cubicle; WC with concealed cistern; vanity unit with wash hand basin with mirror above. Wall mounted heated towel rail. An emergency pull-cord.

Service Charges (breakdown)

- Cleaning of communal windows
- Water rates for communal areas and apartments
- Electricity, heating, lighting and power to communal areas
- 24 hour emergency call system
- Upkeep of gardens and grounds
- Repairs and maintenance to the interior and exterior communal areas
- Contingency fund including internal and external redecoration of communal areas
- Buildings insurance
- Staffing Cost

The Service charge does not cover external costs such as your Council Tax, electricity or TV, but does include the cost of your House Manager, your water rates, our 24 hour emergency call system, the heating and maintenance of all communal areas, exterior property maintenance and gardening. To find out more about the service charges please contact your Property

Consultant or House Manager.

Annual service charge of £3,736.00 for the financial year ending 30th June 2027

The service charge does not include Council Tax, Utilities or TV licence within the apartment.

Lease Length

999 years from 1st June 2016.
Ground rent: £425 per annum
Ground rent review: 1st June 2031

Additional Services & Information

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 CHECK OUR WEBPAGE
ADDITIONAL SERVICES OR SPEAK WITH OUR PROPERTY
CONSULTANT

- Full Fibre Broadband available
- Mains water and electricity
- Electric room heating
- Mains drainage

PRICE
REDUCED

