



📍 25 The Pavilion, Wadswick Green, Corsham, Wiltshire, SN13 9GS

🏷️ Asking Price £260,000

This stunning 1 bedroom preowned retirement apartment is operated by Rangeford villages. Situated in a stunning parkland setting surrounded by open countryside.

- 1 Bed Second Floor With Views
- Luxury Retirement Apartment
- En-suite & Balcony
- Concierge & Transport Service
- Swimming Pool & Spa Facilities
- Restaurant & Coffee Shop
- Rangeford Domiciliary Care
- Contact Strakers or Wadswick Green Marketing Suite on 01225 584500

🏠 Leasehold

🏠 EPC Rating B



This stunning 1-bedroom pre-owned retirement apartment is operated by Rangeford Villages. Situated in a stunning parkland setting surrounded by open countryside. The accommodation has a large picture window in the living room leading to an east-facing balcony with amazing far-reaching views. The kitchen with integrated Bosch appliances, including an oven, hob, washer dryer, slimline dishwasher, and fridge with a freezer compartment. A large carpeted bedroom with fitted double wardrobes and a Juliette balcony. En suite shower room with Porcelanosa sanitaryware, including a ceramic tiled floor with mosaic tiles in the shower area. Heated towel rail and illuminated mirror. Engineered Walnut hardwood high-quality flooring with thermostatically controlled underfloor heating via a centralised system. The dimensions shown on the floor plans are approximate, and individual apartment dimensions will be confirmed upon reservation. Please note that, apart from the kitchen fittings described, apartments are sold unfurnished.

FOR FURTHER DETAILS PLEASE CONTACT STRAKERS OR WADSWICK GREEN MARKETING SUITE ON 01225 584500

\* Some internal images may have been digitally enhanced or include computer-generated furnishings for illustrative purposes only.\*

#### **Situation**

Set in the stunning Wiltshire countryside, in 25 beautifully landscaped grounds, Wadswick Green Retirement Village is a place where you can enjoy the comfort and convenience of living in a contemporary new village for people over 60. Here you can continue to live life to the full and if there's a time when you need more support, help is at hand.

#### **Rangeford care**

Rangeford Care which is based within the village provides outstanding domiciliary care plans to residents who require more support to manage their daily lives. (Additional charges apply) \*\*\* Annual service charges, ground rent and Deferred Event Fee are payable in addition to the purchase price. Please ask the Wadswick Green Sales Advisor for further details\*\*\*

#### **Property Information**

Council Tax Band: C

Leasehold

Mains Services

EPC Rating: B

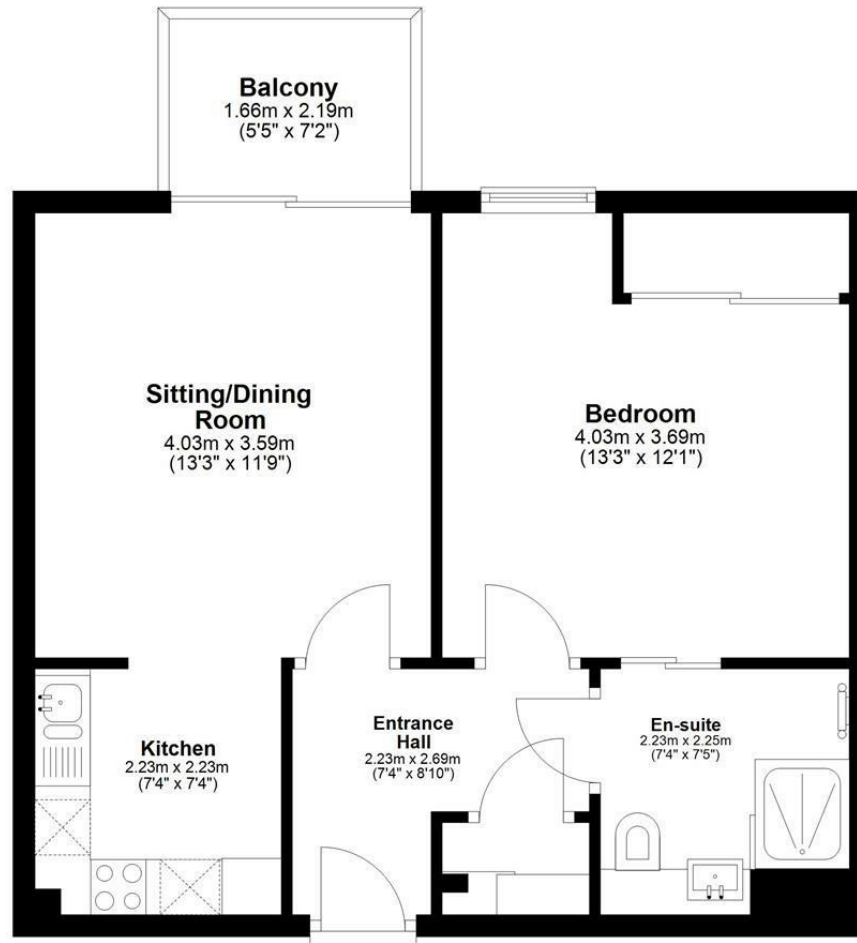
#### **Disclaimer**

The dimensions shown on the floor are approximate, and individual apartment dimensions will be confirmed upon an agreed sale. Please note, apart from the kitchen fittings described and window dressings, the apartment is sold unfurnished. Please note that certain photographs have been digitally modified using AI-generated furnishings and décor to assist with visualisation; actual property presentation may vary



## Second Floor

Approx. 46.8 sq. metres (504.3 sq. feet)



Total area: approx. 46.8 sq. metres (504.3 sq. feet)

Disclaimer: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. All measurements and distances are approximate only. Your home is at risk if you do not keep up repayments on a mortgage or other loan secured on it.