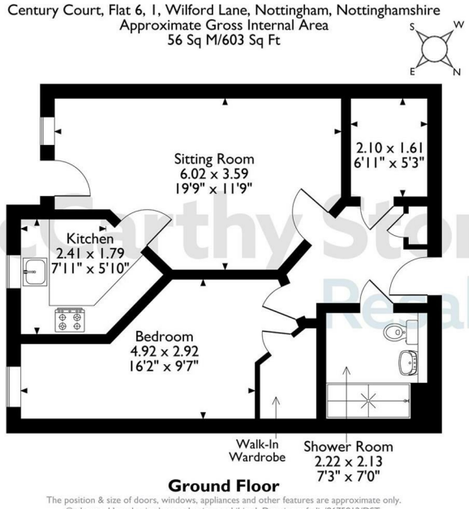
Excellent

Trustpilot

McCarthy & Stone
Resales.

Century Court, Flat 6, 1, Wilford Lane, Nottingham, Nottinghamshire
Approximate Gross Internal Area
56 Sq M/603 Sq Ft



Ground Floor

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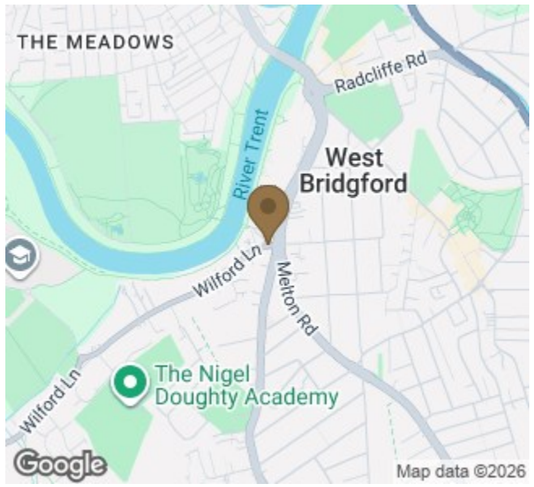

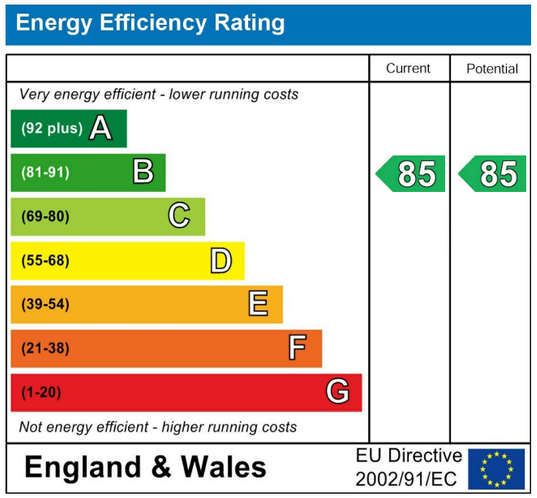

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McCarthy & Stone Resales Limited
Registered Office: 4th Floor, 100 Holdenhurst Road, Bournemouth, Dorset, BH8 8AQ
Registered in England and Wales No. 10716544

The Property Ombudsman

6 Century Court

Wilford Lane, Nottingham, NG2 7TU

1 1 Council Tax Band: B

Looking for the perfect retirement property? If you like the idea of living in a close-knit community, with support on hand should you need it, then 6 Century Court could be the ideal place for you. Contact our team to arrange an appointment to view.

Asking price £180,000
Leasehold

0345 556 4104
resales@mccarthyandstone.co.uk
mccarthyandstoneresales.co.uk

Why you'll love living here:

- GUIDE PRICE £180,000 - £190,000
- Ground floor apartment with access to a patio area
- Modern kitchen with built in appliances
- Double bedroom with a walk-in wardrobe
- Contemporary shower room
- House Manager & emergency call system
- Social Homeowners lounge
- Friendly & welcoming community
- Guest suite
- Landscape gardens

McCarthy & Stone
Resales.

Trustpilot Rated Excellent

6 Century Court, Nottingham

1 | 1 | Asking price £180,000

Century Court

Century Court was built by McCarthy & Stone purpose built for retirement living. The development consists of 36 one and two-bedroom retirement apartments for the over 60s. There is a House Manager on site and a 24-hour emergency call system provided via a personal pendant alarm and with call points in both bathrooms and hallway. Our apartments are fitted with a door entry system linked to your TV, so you can see who's there before letting anyone in. Other safety features include a intruder alarm, smoke detector and a 24 hour emergency call system operated via a pull cord. The Homeowners Lounge is great for meeting friends and family, as well as playing host to a number of social events. There is also a Guest Suite so if your friends/family have travelled from afar they can extend their stay by stopping over in this self-catered apartment (usually for a fee of around £25 per night- subject to availability).

Local Area

Situated on Wilford Lane and Loughborough Road, Century Court is in close proximity to the thriving town centre of West Bridgford, with its ever-popular cafe culture. You will find a wide variety of shops nearby, from larger stores like Marks & Spencer and The Co-Operative, through to smaller, individual boutiques. West Bridgford is close to the beautiful scenery of the River Trent and Victoria Embankment. Buses operate regularly in the area, connecting homeowners to a variety of local amenities.

Apartment Overview

This immaculate one-bedroom ground-floor apartment enjoys views across the landscaped side gardens towards Loughborough Road, with underfloor heating throughout. French doors from the bright and spacious living room open directly onto a private walk-out patio, while the room provides ample space for both lounge and dining furniture and features a contemporary electric log-burner-style fireplace. The apartment also benefits from a modern fitted kitchen with integrated appliances, a generous double bedroom with a walk-in wardrobe, and a contemporary shower room with a low-level, full-width shower enclosure. A washer-dryer is conveniently housed within a separate utility cupboard off the hallway.

Social Lifestyle

The Communal Lounge is at the heart of the community at Century Court and is where the majority of social gatherings take place. Regular activities include; coffee mornings and afternoons, games nights, Chair Yoga, quiz and movie nights. They're a perfect opportunity to meet your neighbours and make new friends, but there's never any obligation to join in, you can socialise as much or as little as you want.

Landscaped Gardens

One of the main social hubs of Century Court is the large patio area in the communal garden. This space is enjoyed by many of the homeowners throughout the year. Best of all, Your McCarthy Stone take care of all the maintenance, leaving you free to relax and enjoy the beautiful gardens blossom and bloom throughout the seasons.

"The gardens are beautiful all year round and there are plenty of opportunities to spend time together with other neighbours, if you want the interaction." – McCarthy Stone Homeowner

Additional Information & Services

- Fibre to the Cabinet Broadband available
- Mains water and electricity
- Electric room heating
- Mains drainage

Service Charge

What your service charge pays for:

- House Manager who ensures the development runs smoothly
- All maintenance of the building and grounds, including window cleaning, gardening and upkeep of the building exteriors and communal areas
- 24hr emergency call system
- Monitored fire alarms and door camera entry security systems
- Maintaining lifts
- Heating and lighting in communal areas
- Contingency fund including internal and external redecoration of communal areas
- Buildings insurance, water and sewerage rates

The service charge does not cover external costs such as your Council Tax, electricity or TV. Find out more about service charges please contact your Property Consultant or House Manager.

Annual Service Charge: £3,031.92 for the financial year ending 30/06/2027.

Ask about our FREE ENTITLEMENTS SERVICE to find out what benefits you may be entitled to.

Lease Information

Lease: 999 years from 1st Jan 2016
Ground rent: £425 per annum
Ground rent review: 1st Jan 2031

Moving Made Easy

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 speak with our Property Consultant today.