



34 Barley Ridge Gardens, Priory Road
£410,000

 **NEWTON FALLOWELL**

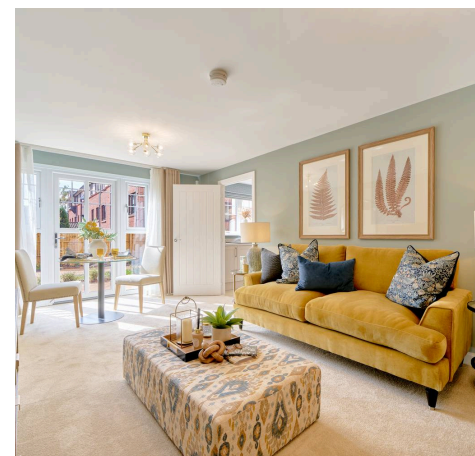
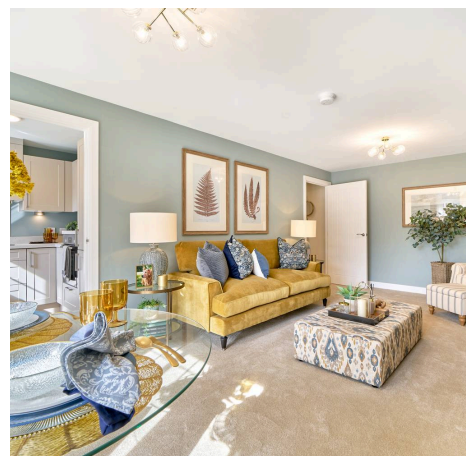
34 Barley Ridge Gardens

Priory Road, Stamford

Apartment 34 – Two Bedroom Second Floor Retirement Apartment | Over 60s Apartment 34 is a well-presented two-bedroom retirement apartment situated on the second floor of the popular Barley Ridge Gardens development in Stamford. Built by the award-winning McCarthy Stone, this modern scheme is designed to offer a relaxed, secure and low-maintenance lifestyle for those aged 60 and over. Council Tax band: TBD

Tenure: Leasehold

- Two-bedroom second floor retirement apartment for the over 60s
- South-west facing aspect providing bright, airy living spaces
- Located within the Barley Ridge Gardens development by McCarthy Stone
- Easy access to Stamford town centre and local amenities
- Energy-efficient, low-maintenance design with enhanced safety features
- Residents' communal lounge and landscaped gardens
- On-site House Manager during office hours and 24-hour emergency call system





Living Room

17' 2" x 11' 10" (5.23m x 3.61m)

Kitchen

8' 1" x 7' 6" (2.46m x 2.29m)

Bedroom One

17' 2" x 9' 7" (5.23m x 2.92m)

En-suite

9' 1" x 7' 3" (2.77m x 2.21m)

Bedroom Two

13' 2" x 9' 11" (4.01m x 3.02m)

Shower Room

7' 3" x 5' 7" (2.21m x 1.70m)

Ask about our smooth move

To make your move even easier, McCarthy & Stone offers a Smooth Move package, including a free specialist removals service, £2,500 towards estate agent fees, and £1,000 towards legal costs when using their recommended partners. Help with settling in, everything is designed to take the stress out of moving into your new home at Barley Ridge Gardens. Terms and conditions apply

Agent Note

Lease hold property with an Approximate service charge
£332pm





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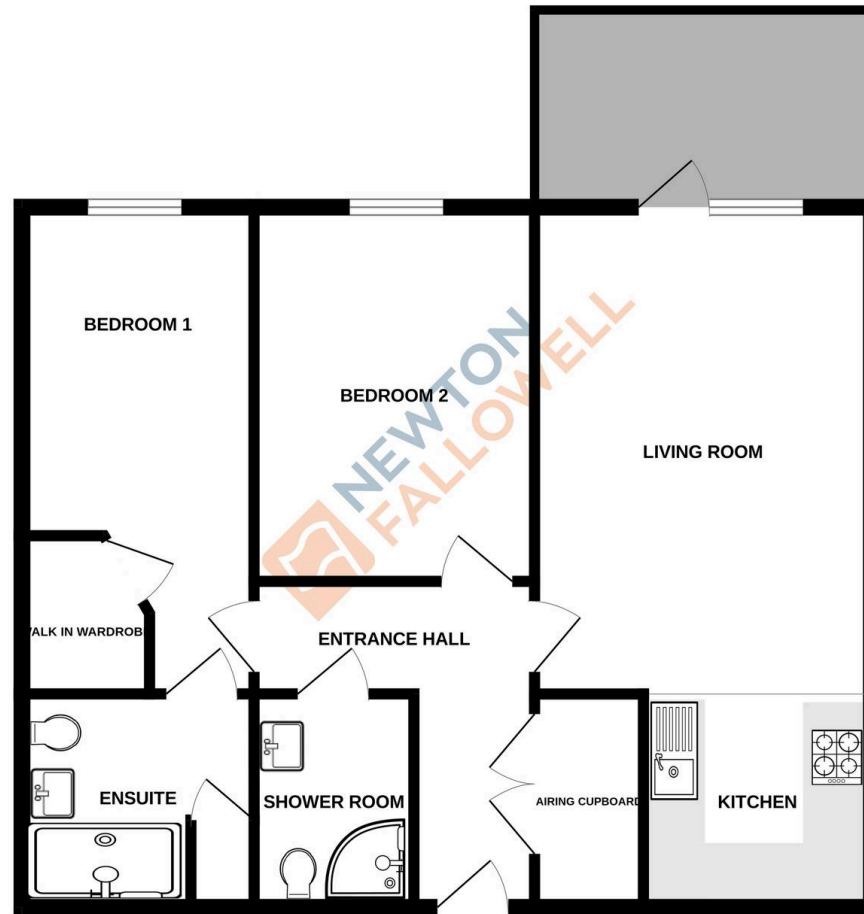
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GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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