



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

🏠 Guide Price £345,000

This delightful 2-bedroom pre-owned retirement apartment operated by Rangeford Villages boasts lovely views from the open plan Living Room, with a west-facing private balcony

- Luxury Retirement Apartment
- 754 sq. ft. 2 Bedroom, First Floor with west facing views
- Luxury En-suite & Private Balcony
- Concierge & Transport Service
- Residents only Swimming Pool, Gym & Spa Facilities
- The Greenhouse Restaurant and Coffee Shop
- Rangeford Domiciliary Care Packages Available
- Contact Strakers or Wadswick Green Marketing Suite on 01225 584500'

🏠 Leasehold

🏠 EPC Rating



This delightful 2-bedroom pre-owned retirement apartment operated by Rangeford Villages boasts lovely views from the open-plan living room, with a west-facing private balcony. The kitchen has integrated Bosch appliances, including an oven, hob, washer/dryer and fridge/freezer and also benefits from a Peninsula. Bedroom two can be accessed through double doors from the lounge or directly from the hallway, giving the room a multipurpose. A good-sized master bedroom with a Juliette balcony. The bathroom, which can be accessed from both the bedroom and the entrance hall, offers Porcelanosa sanitary ware, a spacious shower with an attractive ceramic mosaic floor and a heated towel rail. The flooring throughout the living area is high-quality engineered hardwood in light oak, and the bedrooms are fully carpeted. The apartment has 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 an agreed sale. Please note, apart from the kitchen fittings described and window dressings, the apartment is sold unfurnished.

Monthly Community fee based on single-person occupancy: single occupancy £752.13; double occupancy £901.48 per month, which includes all utilities

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 fullest, and if there's a time when you need more support, help is at hand.

Property Information

Council Tax – see www.gov.uk/council-tax-bands

Mains water, sewage & electricity.

EPC Rating: B

Leasehold

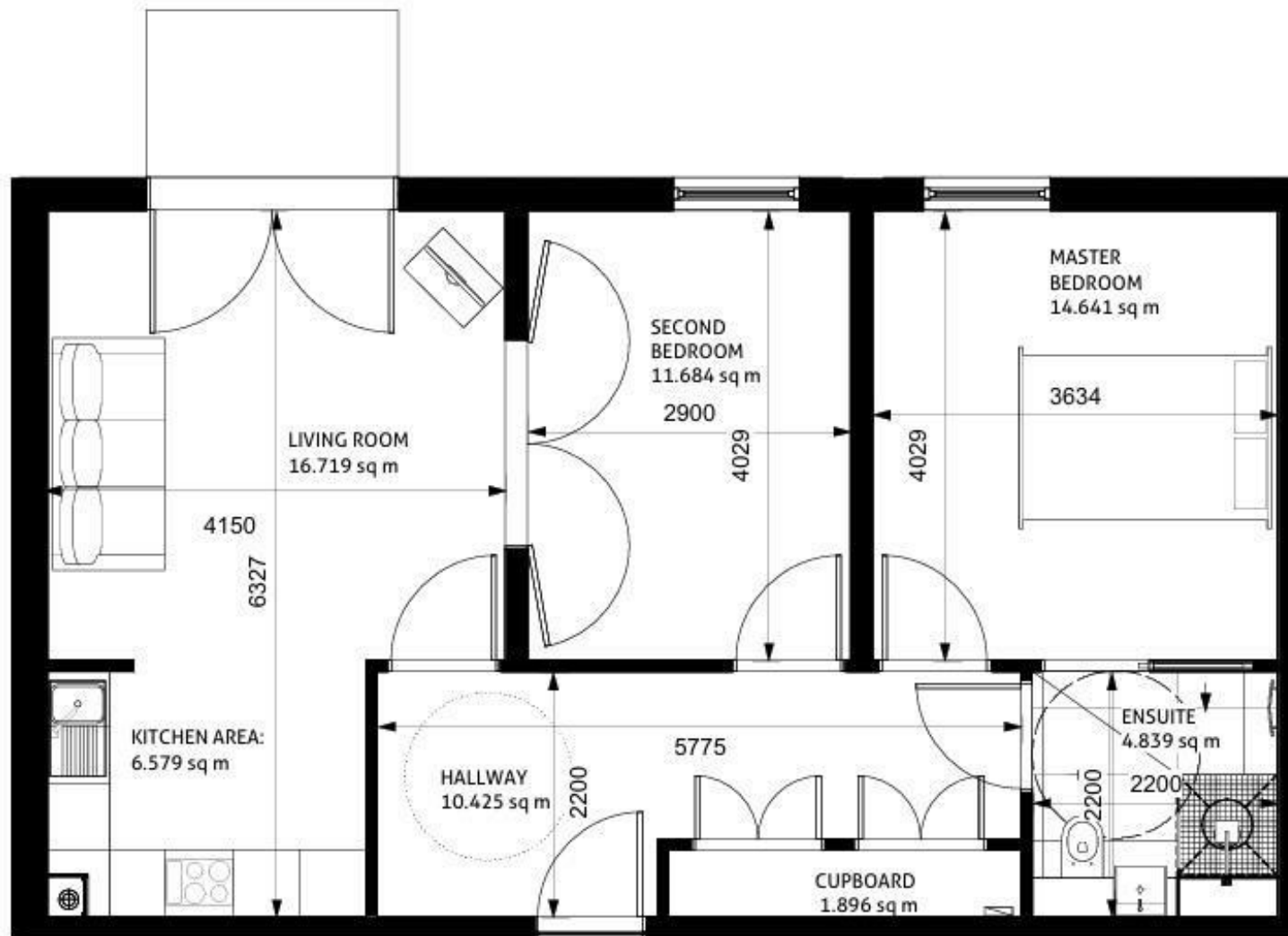
Rangeford Care

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***

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





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.