

William Turner Court | Morpeth | NE61 1US

Asking Price £255,000

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2 1 1

Stunning Modern Apartment

Two Bedrooms

Town Centre Location

Open Plan Lounge/Kitchen

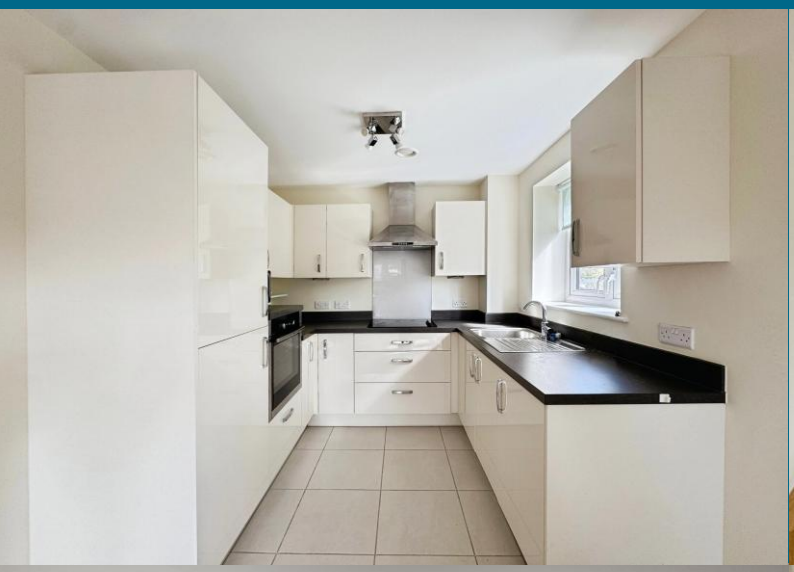
Bright and Spacious Rooms

Communal Garden

Retirement Apartments

Leasehold

For any more information regarding the property please contact us today









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Located in the heart of Northumberland, Morpeth is known for its stunning beauty and steeped in history. William Turner Court was built by McCarthy & Stone purposely for retirement living. The development consists of 55 one and two-bedroom retirement apartments for the over 60s. You can relax, knowing that there's a House Manager on hand during office hours as well as the added benefit of having security features. These include a 24-hour emergency call system should you require assistance and a camera door entry system linked to your TV, so you can see who's calling before letting them in. There's no need to worry about being weighed down by maintenance costs either as the service charge covers the cost of external maintenance, gardening and landscaping, window cleaning, buildings insurance, water rates and security. Homeowners lounge with kitchen facilities and other communal areas.

The property briefly comprises:-
Entrance Hall - Front door with spy hole leads to the large entrance hall - the 24-hour Tunstall emergency response pull cord system is situated in the hall. From the hallway there is a door to a walk-in storage cupboard/airing cupboard with space for your washer/dryer. Illuminated light switches, smoke detector, apartment security door entry system with intercom and emergency pull cord located in the hall.

Open plan Lounge/Kitchen - A spacious open plan lounge/kitchen with the benefit of two Juliet balconies, which offer floods of natural light throughout, where you watch the world go by. The lounge has ample space for your sofas and a dining table with chairs. The fully fitted kitchen offers a range of modern low and eye level units, with drawers and a work surface. Appliances include, built-in oven, ceramic hob with extractor hood, fitted integrated fridge, freezer, built in dishwasher and modern tiled flooring.

There are two generous sized double bedrooms, both of which have been carpeted throughout and finished in light modern décor. The master bedroom further benefits from large fitted wardrobes, offering excellent storage. The family shower room comprises a double walk-in shower with glass screen and hand rail, low level WC, vanity unit with sink and mirror above and heated towel rail.

Service Charge - £289.47 monthly (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

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.

Leasehold Information - Lease Length: 999 years from 2017
Ground rent: £247.50 per annum
Managed by: McCarthy and Stone Management Services
It is a condition of purchase that the new resident/s are to meet the age requirement of 60+.

Lounge/Diner: 16’7 x 12’5 (5.05m x 3.78m)
Kitchen: 11'1 x 7'10 (3.38m x 2.39m)
Bedroom One: 13'4 x 10'8 (4.06m x 3.25m)
Bedroom Two: 12'9 x 8'9 (3.89m x 2.67m)
Bathroom: 7'2 x 6'11 (2.18m x 2.11m)

PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Electric
Broadband: Fibre to Premises
Mobile Signal Coverage Blackspot: No

EPC Rating: B
Council Tax Band: E

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

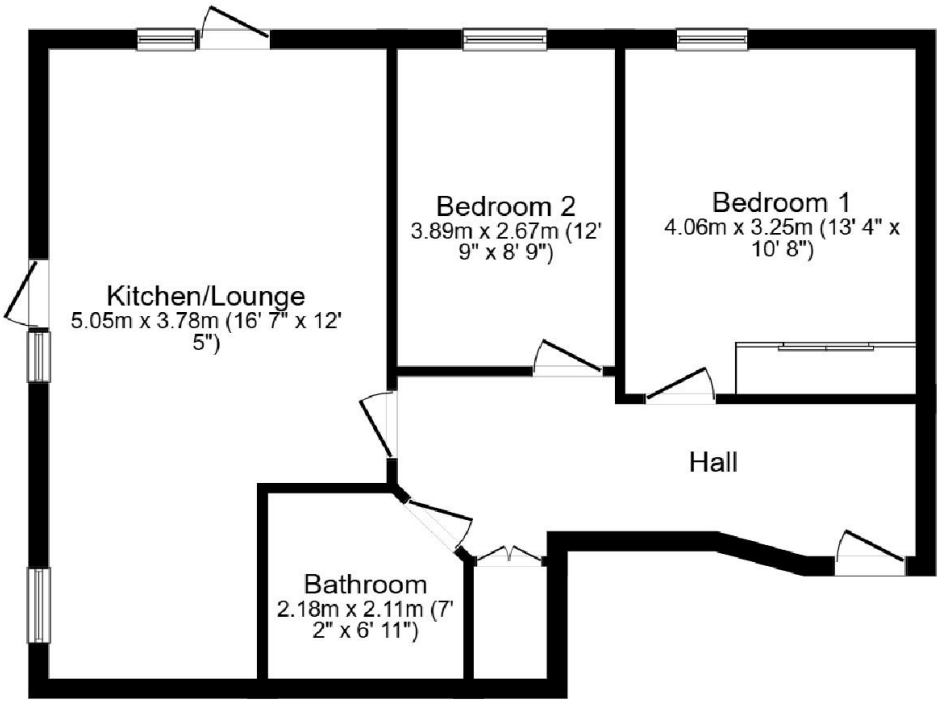
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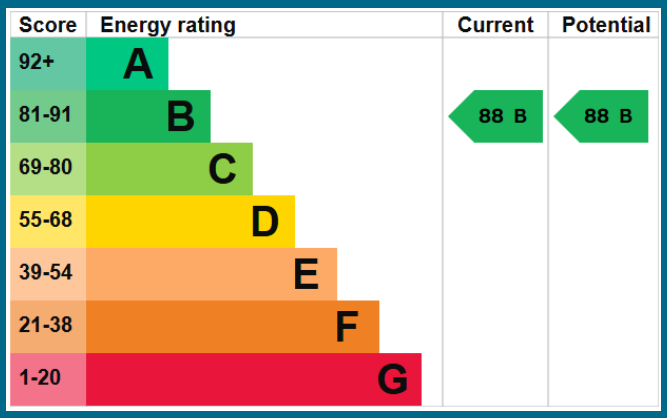
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Floor Plan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

The Property Ombudsman

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