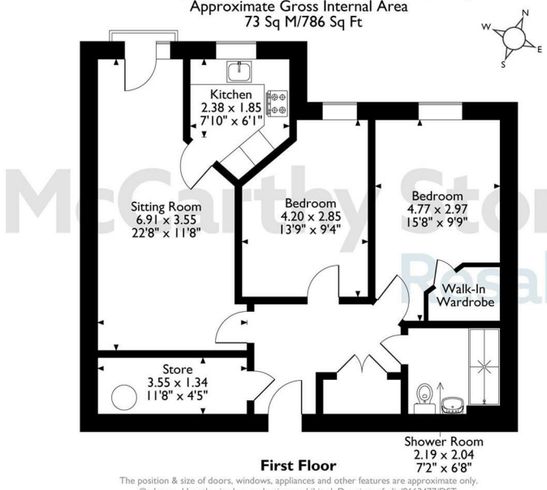
Excellent

Trustpilot

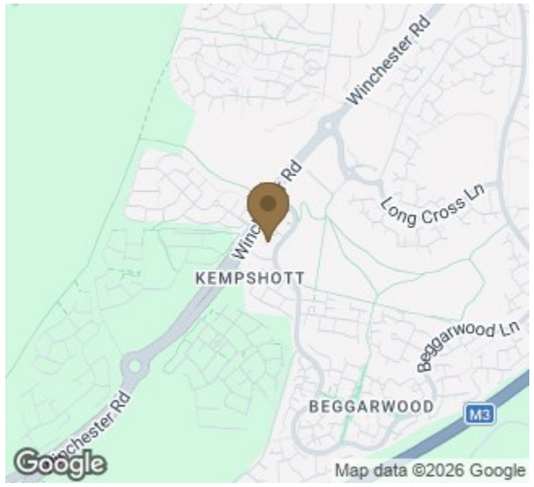
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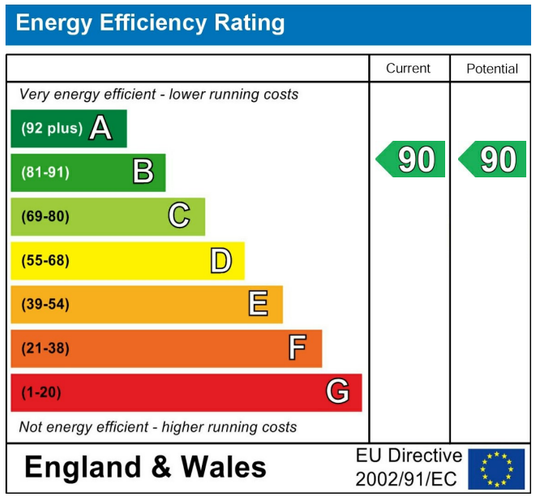
19 Island View, Shortwood Copse Lane, Basingstoke, Hampshire
Approximate Gross Internal Area
73 Sq M/786 Sq Ft



First Floor

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







19 Island View

Shortwood Copse Lane, Basingstoke, RG23 7GU

2 | 1 | Council Tax Band: D

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 19 Island View could be the ideal place for you. Contact our team to arrange an appointment to view.

Asking price £335,000
Leasehold

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

Why you'll love living here:

- Retirement Living
- Two Double Bedrooms
- Large Living Area With Juliet Balcony
- Communal lounge where social events take place
- Landscaped gardens with seating areas
- Guest suite for family or friends
- Mobility scooter store with charging points
- Video entry system / 24 hour emergency call system
- Modern and stylish environment
- House Manager on-site uring working hours

McCarthy & Stone
Resales.

Trustpilot Rated Excellent

19 Island View, Basingstoke

2 | 1 | Asking price £335,000

Summary

Island View has been exclusively designed for the over 60's, this stunning development of 45 one and two bedroom retirement apartments is located on Shortwood Copse Lane in the residential suburb of Beggarwood in Basingstoke.
Offering everything you need to enjoy an active and independent retirement, benefitting from living in your own home, free from the worries of outside maintenance or gardening and with like-minded retirees as neighbours. There is also the added support that comes from having a dedicated House Manager during office hours to oversee the efficient running of this lovely development.

The stunning communal lounge opens out to a large south facing terrace a perfect space to relax or socialise. Visiting friends or family can book into the development's guest suite. Peace of mind comes from a 24 hour emergency call system, should assistance be required day or night.

Location: Island View is positioned in a sought-after suburban location on the edge of Basingstoke and has excellent transport links, yet is still surrounded by peaceful countryside. Numerous retail parks are dotted around Basingstoke and close to Island View, with a Lidl, Asda, Tesco and Morrisons all within a 10 minute drive away. The local Sainsbury's can be reached in 4 minutes by car or 15 minutes by foot, while a Co-operative Food and Boots pharmacy is just a 3 minute walk away.

Property Overview

A particuraly bright and spacious first floor Retirement Living apartment with two double bedrooms, large living room with the added benefit of a Juliet balcony giving a pleasent green outlook, modern fully fitted kitchen and a shower room with an accessible walk-in shower unit. The main bedroom benefits from a walk in wardrobe providing both shelving and hanging space. The second bedroom, another good sized double would also make a lovely study or hobby room. From the main hallway there are 2 more storage cupboards one of which is a large utility area.

Social Lifestyle

The Communal Lounge is at the heart of the community at Island View 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

Island View boasts extensive landscaped gardens which wraps around the development. Paved pathways allow you to explore the grounds easily, whilst the ample seating provides the perfect place for you to sit and enjoy the gardens blossom and bloom throughout the seasons. All the communal grounds are fully maintained, however if you do enjoy gardening, there is always opportunities to get involved as much as you like. Many of our 'green-fingered' communities have raised beds where homeowners can grow their own produce and still keep a hand in their favourite pastime.

“I have enjoyed continuing to do the gardening by helping the on-site gardeners with the lovely, landscaped gardens we have.” – McCarthy Stone Homeowner

Guest Suite

There is an on site guest suite you are able to book for visiting friends and family providing a comfortable en suite room guests are able to stay in whilst visiting.

Additional Information & Services

- Ultrafast Full Fibre Broadband available
- Mains water and electricity
- Electric room heating
- Mains drainage

** Entitlements Service** Check out benefits you may be entitled to, to support you with service charges and living cost's.
** Part Exchange ** We offer Part-Exchange service to help you move without the hassle of having to sell your own home.
** Removal Service** Get a quote from our Partner Removal Service who can declutter and move you in to your new home.
** Solicitors** Get a quote from our panel solicitors who have dealt with a number of sales and purchases and therefore familiar with the McCarthy Stone set up.

FOR MORE INFORMATION CHECK OUR WEBPAGE ADDITIONAL SERVICES OR SPEAK WITH OUR PROPERTY CONSULTANT

Car Parking

This apartment does not have an allocated car parking space.

Leasehold

Lease of 999 years from the 1st January 2021
Ground Rent: £495.00 per annum
Ground Rent Review date: January 2036

Service Charge (Breakdown)

- Cleaning of communal areas and 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, but does include the cost of your House Manager. To find out more about the service charges please contact your Property Consultant or House Manager to find out more.

Service charge: £4,309.19 per annum (for financial year ending 28/02/2027

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.







