

Britain's Number One Retirement Property Specialist

44 Kingsley Court

Windsor Way, Aldershot, Hampshire, GU11 1HZ







PRICE: Offers in the Region Of Lease: 125 years from 2006

£40,000

Property Description:

A ONE BEDROOM SECOND FLOOR ASSISTED LIVING CORNER RETIREMENT **APARTMENT**

Kingsley Court consists of one and two bedroom apartments and offers residents the prospect of continued independence in a secure environment. Kingsley Court comprises of 67 properties arranged over 4 floors each served by lift. In addition to an Estate Manager there is a team of Assistant Estate Managers who between them provide 24 hour cover. One hour a week of domestic help is provided for the residents in each apartment, the cost of which is included in the service charge. Additional domestic help can be purchased separately as required. It is a condition of purchase that residents be the age of 65 years or over. Please speak to our Property Consultant if you require information regarding 'Event Fees' that may apply to this property.

- Estates Manager & Assistants (24 hour cover)
- Residents' lounge, Function room and Restaurant
- Communal car parking (on a 1st come basis)
- Minimum Age 65
- Wheelchair accessible & Battery car
- Lease 125 years from 2006



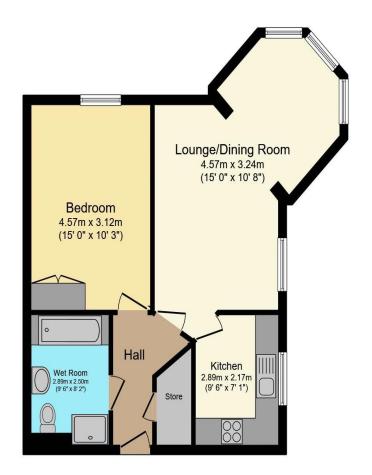




For more details or to make an appointment to view, please contact Millie & Carla

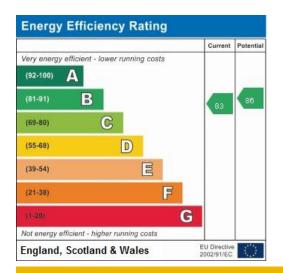
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Total floor area 55.0 sq.m. (592 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com



For Financial Year Ending: 31/08/2024 Annual Ground Rent: £405.00 Ground Rent Period Review: 2029 Annual Service Charge: £8878.74 Council Tax Band: B Event Fees: 1% Transfer 1% Contingency

Retirement Homesearch, Queensway House, 11 Queensway, New Milton, Hampshire, BH25 5NR T: 0333 321 4060 F: 0333 321 4065 E: enquiries@retirementhomesearch.co.uk

Retirement Homesearch Limited, Registered Office: Queensway House, 11 Queensway, New Milton, Hampshire, BH25 5NR Registered in England No. 3829469





These sales particulars have been prepared as a guide only and any intended purchasers must satisfy themselves by inspection or otherwise as to the correctness of the statements contained therein. The management company have not tested any apparatus, equipment, fittings or services and so cannot verify that they are in working order.