

£105,000

Hometide House, Beach Road, Lee-On-The-Solent, PO13 9BP

DRAFT DETAILS : We are awaiting verification from the Vendor that these details are correct



- Top Floor Retirement Apartment
- Views Across The Solent & Isle of Wight
- One Bedroom
- Lounge/Dining Room
- Kitchen
- Shower Room
- Communal Lounge, Laundry Room & House Manager
- Communal Gardens & Residents Parking
- No Onward Chain
- Energy Efficiency Rating:- C (71)

Property Reference : L2555

Council Tax Band: B

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 c	78 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Floor Plans (For illustrative purposes and not drawn exactly to scale)



The Accommodation Comprises:-

Communal front door to:

Communal Hallway

With access to communal lounge which enjoys views along Beach Road towards the Solent and Isle of Wight, laundry room, managers office, lift and stairs to all floors. This apartment is located on the top floor.

Apartment:-

Front door to:

Entrance Hall:-

Coved ceiling, storage cupboard housing meters, access to loft space, emergency pull cord.

Lounge/Diner:-

17' 3" x 10' 6" (5.25m x 3.20m) maximum measurements

Coved ceiling, UPVC double glazed window to rear elevation with Solent and Isle of Wight views, emergency pull cord, electric storage heater, TV point, wall lighting.



Kitchen:-

7' 4" x 5' 4" (2.23m x 1.62m)

Superbly re-fitted with a modern range of base and eye level units, work surfaces over, stainless steel single drainer sink unit with mixer tap, electric hob, fridge/freezer to remain, emergency pull cord.



Bedroom:-

14' 2" x 8' 8" (4.31m x 2.64m)

Coved ceiling, fitted wardrobe with hanging space and shelving, UPVC double glazed window to rear elevation with views towards the Solent and Isle of Wight, electric storage heater, emergency pull cord.



Communal Lounge



Communal Lounge

Shower Room:-

Fitted with a close coupled WC, pedestal wash hand basin, double shower cubicle with electric shower, wall mounted heater.



Communal Laundry Room

Outside:-

The property benefits from communal gardens and residential parking (subject to availability).

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