



Linters Court

PRIVATE
CAR PARK
RESIDENTS ONLY
5



11 LINTERS COURT LONDON ROAD, REDHILL, SURREY, RH1 2JN
£160,000

*****PROPERTY VISIT AVAILABLE*****

SPACIOUS GROUND FLOOR RETIREMENT APARTMENT WITH DIRECT ACCESS TO THE COMMUNAL GARDEN.

Linters Court is a highly regarded and well located development that offers a wide range of facilities and is only half a mile from Redhill town centre.

Located on the ground floor this two double bedroom apartment has no chain and great space in addition to direct access to the well kept gardens.

The property offers a good size entrance hall with a large built in cupboard, a full wetroom complete with a bath, a lounge/dining room with a double glazed door to the garden and double doors to the fitted kitchen, finally there are two good size double bedrooms both with fitted wardrobes.

The excellent communal facilities stand Linters Court apart from other developments of this type and the facilities include a residents lounge, 24 hour on site warden, restaurant, function room, electric buggy store, laundry, communal gardens and parking. There is also the benefit of an hour a week domestic assistance, all which make this an excellent place to live with a ready made community and social element.

DIRECTIONS : From Redhill follow the A23 London Road for half a mile and after Carlton Road turn left into Linters Court.

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|---------------------------------|-------------------------------|
| ■ GROUND FLOOR APARTMENT | ■ EXCELLENT FACILITIES |
| ■ LOUNGE/DINING ROOM | ■ KITCHEN |
| ■ TWO DOUBLE BEDROOMS | ■ WET ROOM |
| ■ POPULAR DEVELOPMENT | ■ GARDEN ACCESS |
| ■ CLOSE TO REDHILL TOWN | ■ NO CHAIN |





ROOM DIMENSIONS:

ENTRANCE HALL

13'6 x 9'0 (4.11m x 2.74m)

LOUNGE/DINING ROOM

17'0 x 11'8 (5.18m x 3.56m)

KITCHEN

11'7 x 7'2 (3.53m x 2.18m)

BEDROOM ONE

15'0 x 9'7 (4.57m x 2.92m)

BEDROOM TWO

15'2 x 9'1 (4.62m x 2.77m)

WET ROOM

8'10 x 8'10 (2.69m x 2.69m)

ELECTRIC HEATING

DOUBLE GLAZED WINDOWS

COMMUNAL GARDENS

COMMUNAL PARKING

LEASE: 111 YEARS REMAINING

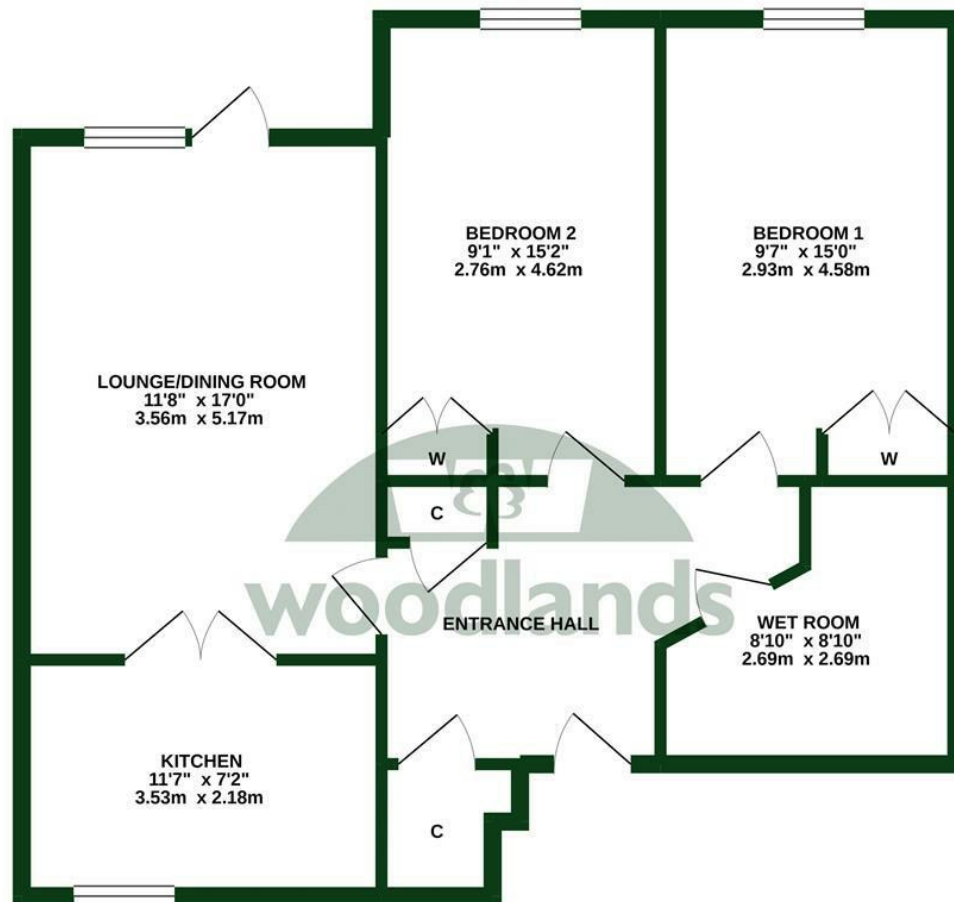
GROUND RENT: £500 PA

MAINTENANCE: £750 PCM

COUNCIL TAX BAND: D



GROUND FLOOR
758 sq.ft. (70.4 sq.m.) approx.



TOTAL FLOOR AREA : 758 sq.ft. (70.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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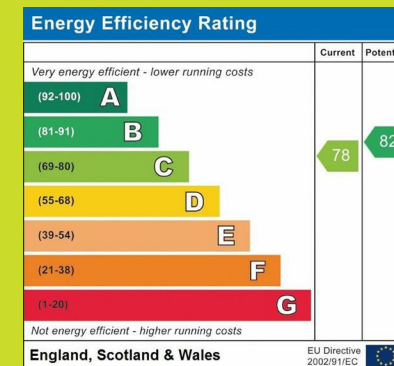


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