McCarthy & Stone
RESALES

16 Jackson Place Fields Park Drive, Alcester, B49 6GR
Asking price £185,000 LEASEHOLD

For further details
please call 0345 556 4104

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A STUNNING FIRST FLOOR RETIREMENT PROPERTY WITH ONE BEDROOM AND A WALK OUT BALCONY ~BUILT BY MCCARTHY & STONE~

Jackson Place

Jackson Place has been been designed and constructed for modern living. The apartments boast underfloor heating throughout, Sky/Sky+ connection points in living rooms, walk in wardrobes in main bedroom and walk out French balconies to selected apartments. The dedicated House Manager is on site during working hours to take care of the running of the development. There's no need to worry about the burden of maintenance costs as the service charge covers the cost of all external maintenance, gardening and landscaping, external window cleaning, buildings insurance, water rates and security systems. All energy costs of the laundry room, homeowners lounge and other communal areas are also covered in the service charge. For your peace of mind the development is gated and has camera door entry and 24-hour emergency call systems, should you require assistance. The Homeowners' lounge provides a great space to socialise with fellow residents, friends and family. If your guests have travelled from afar, they can extend their stay by booking into the development Guest Suite (usually for a fee of £25 per night - subject to availability). Alcester boasts a thriving and active community with the town hosting a variety of local events throughout the year, to include the increasingly popular Food Festival in May and October. Getting out and about is easy with the closest bus stop and local convenience store both located within 550 feet away and Alcester Health Centre directly opposite the development. Regular bus services into Alcester are combined with hourly services into the neighbouring towns of Stratford and Redditch. It is a condition of purchase that residents must meet the age requirement of 60 years or over.

Entrance Hallway

Front door with spy hole leads to the entrance hall where the 24-hour Tunstall emergency response system is situated. Door to a large storage/airing cupboard housing the washer/dryer and Gledhill boiler (cost of boiler maintenance is down to the Homeowner after the warranty period has expired). Smoke detector. Security door entry system. Doors lead to the bedroom, living room and shower room.

Living Room

A good size living room with double glazed door leading to walk out balcony. TV/ telephone point with Sky/Sky+ capabilities. Telephone point. Two ceiling lights. Raised electric power sockets. Oak effect partially glazed door leads to a separate kitchen.

Kitchen

Fully fitted modern kitchen with tiled floor. The stainless steel sink and drainer and lever tap is positioned in front of the double glazed window. Built-in oven with matching microwave above. Ceramic hob with splash back and extractor hood. Fitted integrated fridge/freezer and under pelmet lighting.

Bedroom

Double bedroom with large double glazed window. Door to walk-in wardrobe housing rails and shelving. Ceiling light, TV and telephone point.

Shower room

Fitted suite comprising large level access shower cubicle with grab rails and glass screen. WC and wash basin built into vanity unit with mirror above.

Service Charge Breakdown

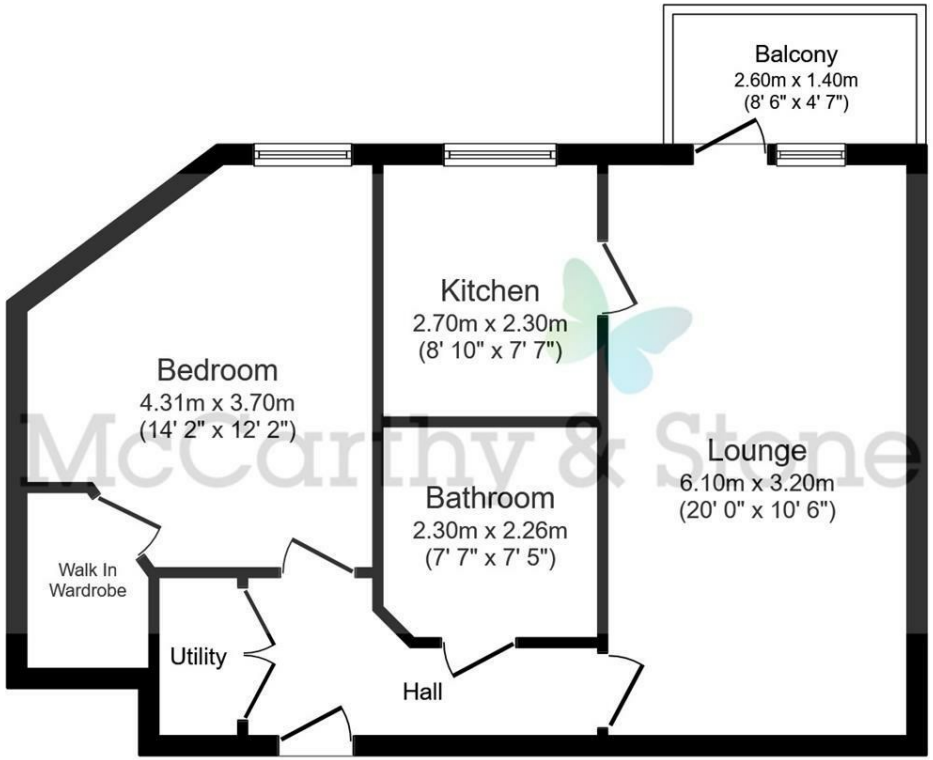
- Cleaning of communal windows
- Water rates for communal areas and apartments
- Electricity, heating, lighting and power to communal areas
- 24-hour emergency call system
- Upkeep of gardens and grounds
- Repairs and maintenance to the interior and exterior communal areas
- Contingency fund including 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 licence, but does include the cost of your House Manager, your water rates, our 24-hour emergency call system, the heating and maintenance of all communal areas, exterior property maintenance and gardening. To find out more about the service charges please contact your Property Consultant or House Manager.

Lease info

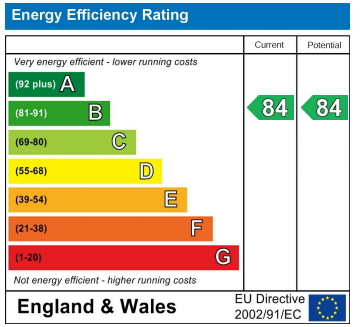
999 years from 1st Jan 2017

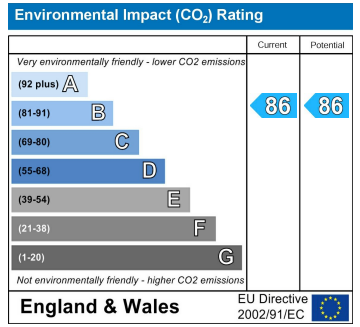
Ground rent £425 per annum



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 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). Plan produced for McCarthy & Stone. Powered by www.focalagent.com





There is an event fee which is applicable to the property upon sale, for further details please contact our Property Consultant.

The Consumer Protection from Unfair Trading Regulations 2008 (CPR's)

These details are produced for guidance purposes only and therefore complete accuracy cannot be guaranteed. If there is any particular point which is of importance to you, we recommend verification should be obtained. These details do not constitute a contract or part of a contract. All measurements are approximate. No apparatus, equipment, fixture or fitting has been tested. Items shown in the photographs are not necessarily included in the sale. Any interested Parties are advised to check availability and make an appointment to view before travelling to see a property to avoid any wasted time or travel costs.

Please contact us if you require a larger print version

For further details, please call 0345 556 4104 or email resales@mccarthyandstone.co.uk

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