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20a St Bartholomew Court Kiln Drive, Rye, TN31 7SQ
75% Shared Ownership £150,000 Leasehold

AGE 60 & OVER* - *Shared Ownership

Nestled in the picturesque grounds of Playden, just a mile from the historic town of Rye, this charming one-bedroom retirement flat offers a unique opportunity for those seeking a vibrant community lifestyle. Priced at £150,000 for a 75% share, this shared ownership property is perfect for individuals aged 60 and over who have a strong connection to the local area. Rye is renowned for its delightful high street shops, scenic harbour, and convenient railway station, which provides regular services to surrounding towns and direct connections to London. With bus stops just a two-minute walk away, you will find it easy to explore the beautiful surroundings, including Rye Harbour, Newenden, and Tenterden. At Bartholomew's Court, residents enjoy a wealth of amenities designed to enhance their quality of life. The on-site team is dedicated to making daily living easier, offering freshly prepared meals seven days a week. The communal areas are perfect for socialising, whether you wish to engage in a friendly chat with neighbours or pursue new hobbies. Regular updates and residents' meetings ensure that everyone remains informed and involved in the community. Accessibility is a key feature of this property, with lifts to all floors and full wheelchair access. The well-maintained communal facilities include a hairdressing salon, an assisted bathroom, a guest room for visiting family and friends, a communal lounge, and beautifully landscaped gardens. With staff available 24 hours a day, seven days a week, you can rest assured that support is always at hand. This property not only offers a comfortable living space but also the chance to be part of a warm and welcoming community. If you are looking for a serene yet engaging lifestyle in a beautiful setting, this house in Bartholomew's Court could be the perfect choice for you.







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Approximate total area⁽¹⁾

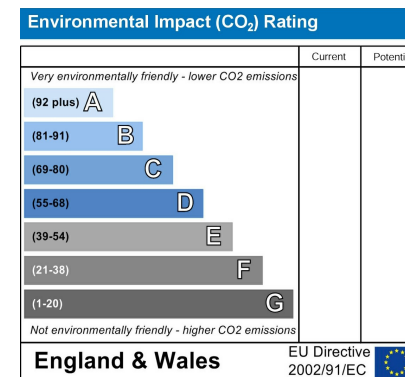
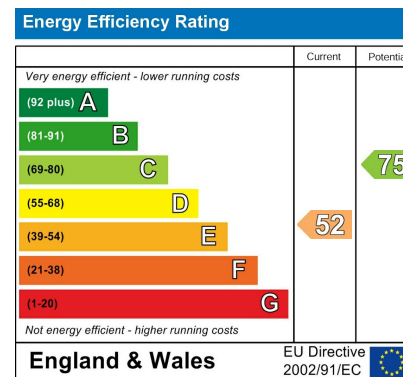
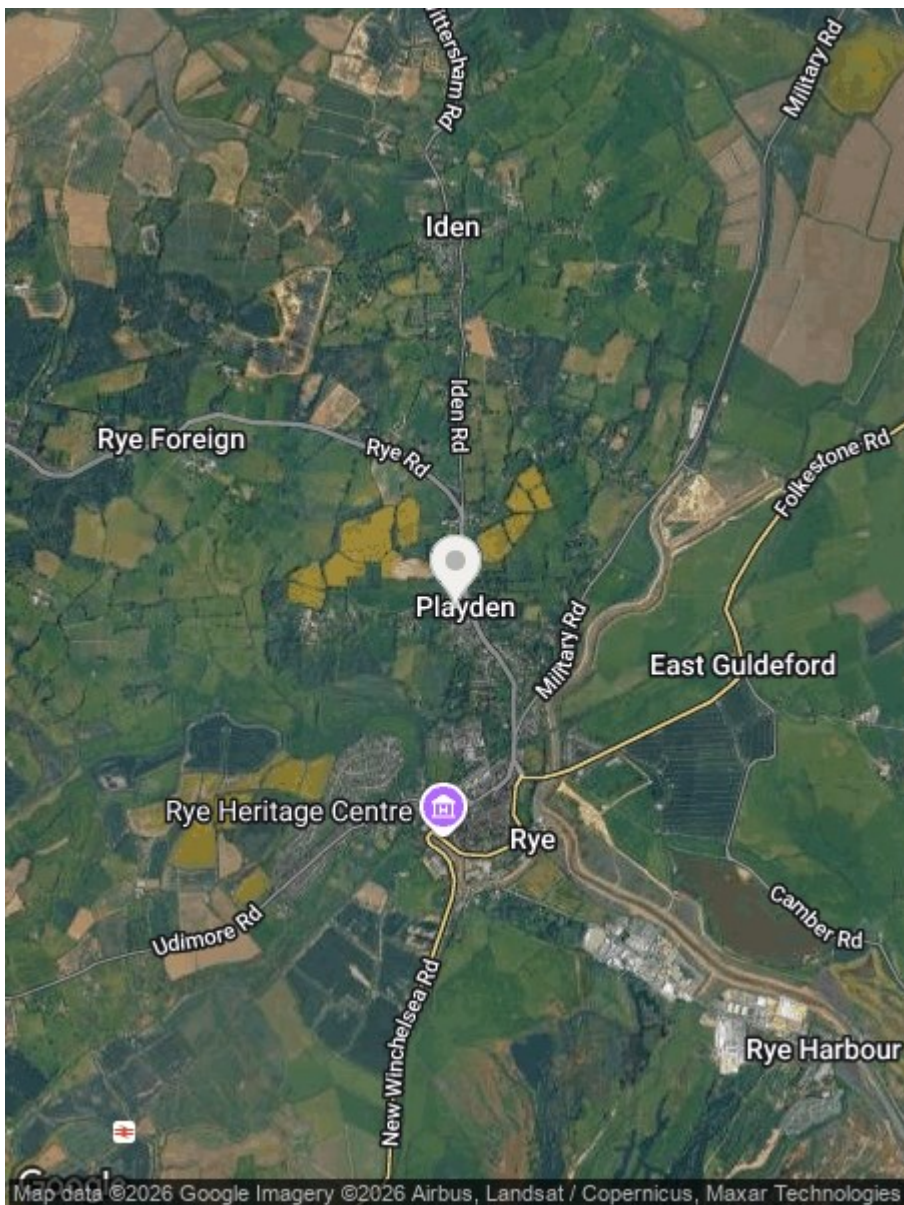
45.7 m²

493 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Council Tax Band - B

Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

Important Notice:

- Particulars: These particulars are not an offer or contract, nor part of one. You should not rely on statements by Rush, Witt & Wilson in the particulars or by word of mouth or in writing ("information") as being factually accurate about the property, its condition or its value. Neither Rush, Witt & Wilson nor any joint agent has any authority to make any representations about the property, and accordingly any information given is entirely without responsibility on the part of the agents, seller(s) or lessor(s).
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