



53 Georgian Court
Spalding, Lincolnshire, PE11 2QT

£67,000

1 Bedroom Apartment

- Leasehold
- 1 Bedroom Ground Floor Apartment
- No Onward Chain
- Viewing Recommended
- Open Plan Living Dining Area
- Shower Room and Fitted Kitchen
- McCarthy Stone Retirement Complex
- Close to Spalding Town Centre and Amenities
- On Site Manager and Emergency Care Line
- EPC Rating - C, Council Tax Band - A

Click [here](#) to access the Energy Performance Certificate for 53 Georgian Court, Spalding, Lincolnshire, PE11 2QT



Overview

Pygott and Crone are pleased to offer to market this ground floor one bedroom retirement property. Georgian Court is situated within easy access to Spalding town centre and amenities and was constructed by McCarthy & Stone. The complex comprises 26 one and two bedroom properties arranged over 3 floors served by a lift. There is a communal Lounge, use of a Laundry Room, personal security intercom system and communal gardens. There is a House Manager who may be contacted from various points within each property in the case of an emergency.

The accommodation itself comprises, Entrance hall with storage cupboard, shower room with low level walk in shower, WC and wash hand basin, bedroom with built in wardrobe, open plan living dining room with a door opening to the patio area and to complete the accommodation there is a fitted kitchen. VIEWING HIGHLY RECOMMENDED AND NO ONWARD CHAIN.

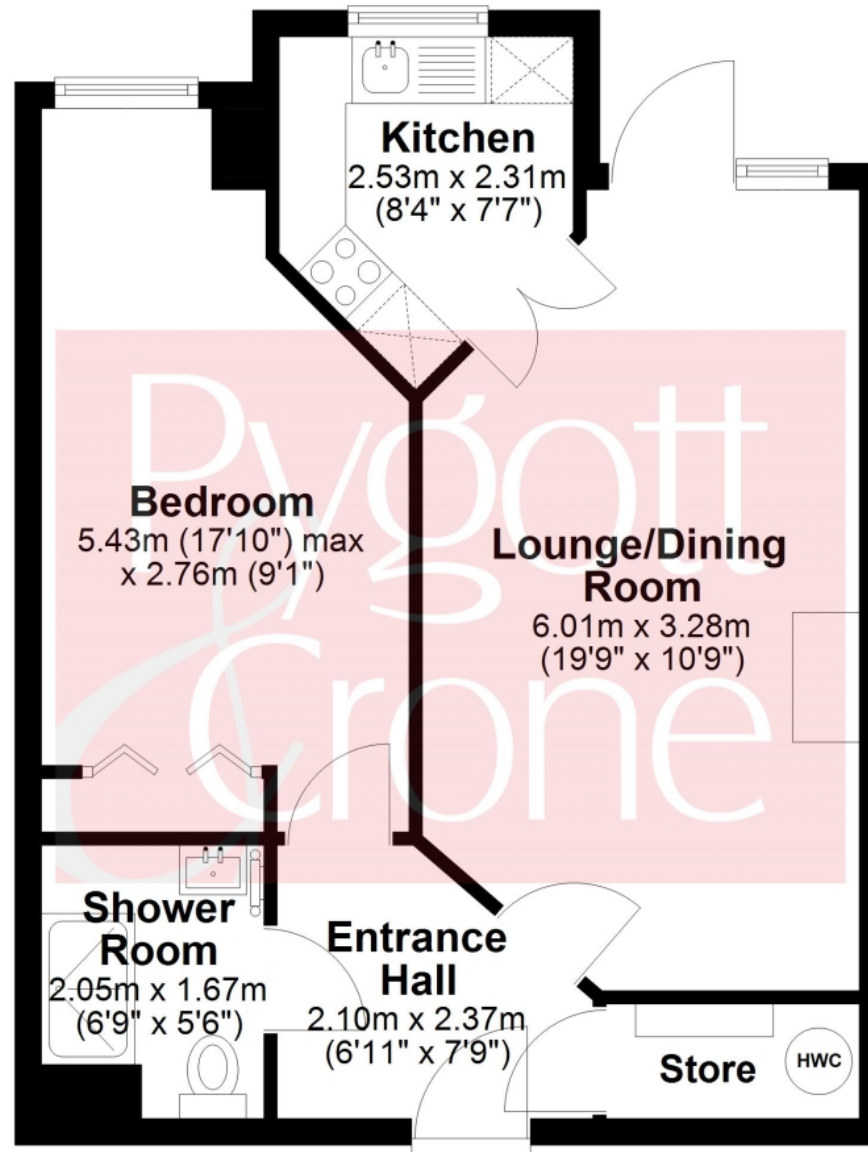
Please note - We have been advised that the property is Leasehold with 102 years left on the lease and that the cost per annum for ground rent and service charge is approximately £4589.





Ground Floor

Approx. 46.4 sq. metres (499.6 sq. feet)



Total area: approx. 46.4 sq. metres (499.6 sq. feet)

Floor plan created by Matte Black Media.
Plan produced using PlanUp.



Location



Show on Google: [schools](#), [doctors](#), [supermarkets](#), [restaurants](#), [railway stations](#)



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is on the market with our Spalding branch

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