

Price Asking
£109,950
Leasehold





18 Allandale Court, Rectory Road, Burnham-on-Sea, Somerset TA8 2BT



Features

- One Bedroom
- Communal Gardens
- Communal Lounge
- Retirement Apartment
- Laundry Room
- On Site Parking

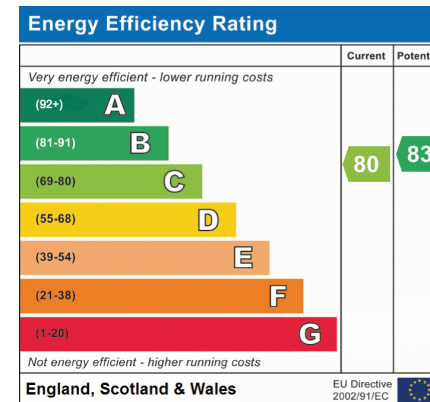
Summary of Property

A one Bedroom Retirement property in the ever-popular Allandale Court - offered with ** NO ONWARD CHAIN **

Standing in a sought-after road just to the north side of the town and being located approximately half a mile from the town centre and a couple of hundred yards from the beach. There are various facilities within the town including shops, banks, churches, library, hospital, Dr's surgery, hotels and restaurants. Access to the M5 Junction 22 at Edithmead. As well as a Mainline railway station in Highbridge.

Long Leasehold - 125 years from 2004 - Vacant Possession on Completion.

Somerset (Sedgemoor) Council, Tax Band: A - £1,416.76 for 2023/24 - Annual Ground Rent: £385.00.



Room Descriptions

CONSTRUCTION

Allandale Court is a purpose-built block of apartments constructed by McCarthy & Stone specifically for retirement purposes. The flat itself is located on the second floor, which is served by a lift and two flights of stairs. Within the building, there is a residents' lounge and laundry room, together with well-kept gardens and grounds.

ACCOMMODATION

Communal Lounge, Laundry Room, Grounds & Gardens .
-Communal Hall, Stairs & Landing .

ENTRANCE HALL

Entrance Door, two built-in cupboards and coved ceiling

LOUNGE : 5.79m x 3.23m (max) / 19' 0 x 10' 7 (max)

Feature plaster fireplace with marble hearth. 'Creda' off-peak heater. Coved ceiling, two double-glazed windows and double-glazed door with Juliette balcony.

KITCHEN

Range of base and wall units with roll top working surfaces, single drainer stainless steel sink unit. Fitted electric 4-ring hob with cooker hood. Fitted 'Electrolux' oven. Part-tiled walls, 'Creda' fan-assisted heater, coved ceiling and three spotlights.

BEDROOM : 4.79m x 2.74m (max) / 15' 9 x 9' 0 (max)

'Creda' off-peak heater. Coved ceiling, dual aspect double-glazed windows and fitted wardrobes with mirror-fronted doors.

SHOWER ROOM

Fully tiled with shower cubicle, vanity unit with inset wash hand basin and low-level WC. 'Creda' off-peak heater and heated towel rail. Coved ceiling, double-glazed window and extractor fan.

OUTSIDE

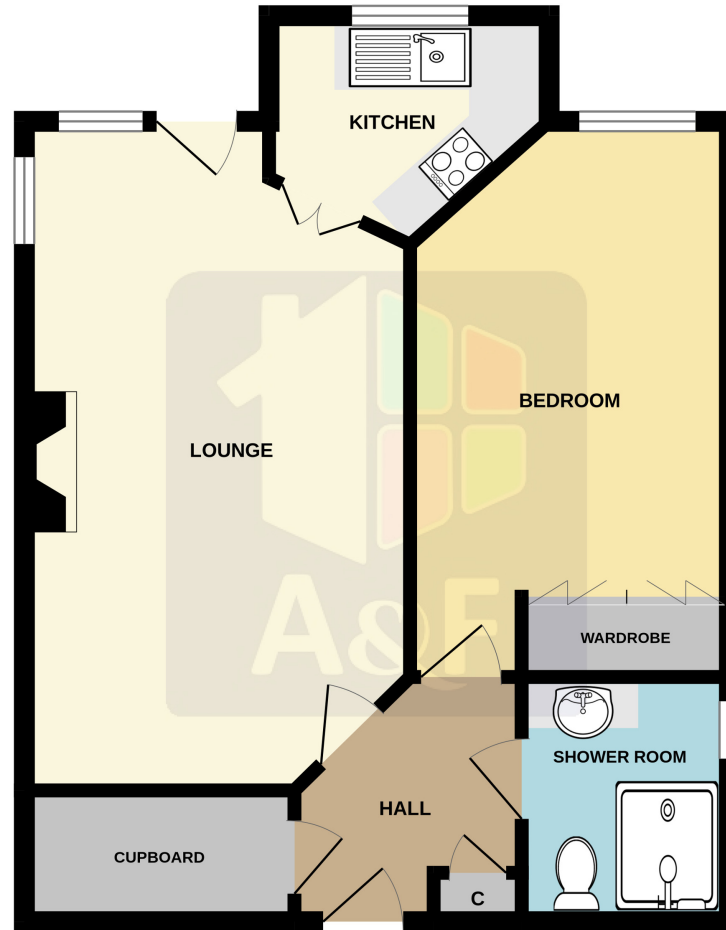
Communal gardens and residents' communal car-parking.

SERVICES

Mains Water, Electricity and Drainage are connected.



GROUND FLOOR



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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