



27 Pegasus Court, Abergavenny, NP7 5EX
One Bedroom Retirement Property.

Guide Price of
£115,000

27 Pegasus Court, Abergavenny, NP7 5EX

Overview

- Retirement Apartment
- One Bedroom
- Living/Dining Room
- Fitted Kitchen
- Shower Room
- Town Centre Location
- Residents Lounge
- Communal Car Parking
- 24 Hour Care Line



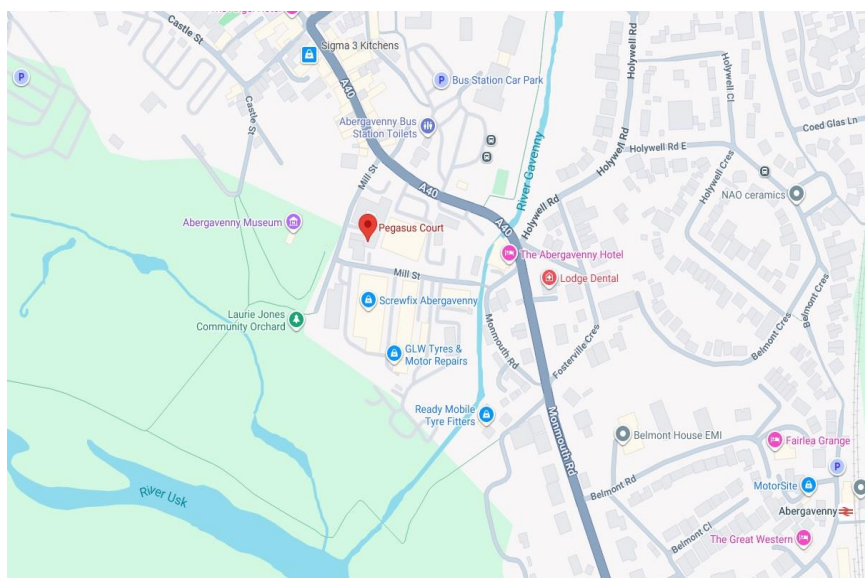
A retirement apartment conveniently situated for Abergavenny town centre and bus station.



Located at the bottom of Cross Street in Abergavenny town centre, Pegasus Court is a residential retirement complex that offers a mix of private one and two bedroomed apartments with the additional benefit of having communal areas for socialising. This particular spacious one bedroomed second floor unit which has elevator access to a level landing area offers accommodation that comprises: Entrance area, living room, kitchen, double bedroom and shower room. Whilst the apartment does require a little updating cosmetically, this has been reflected in the competitive asking price.



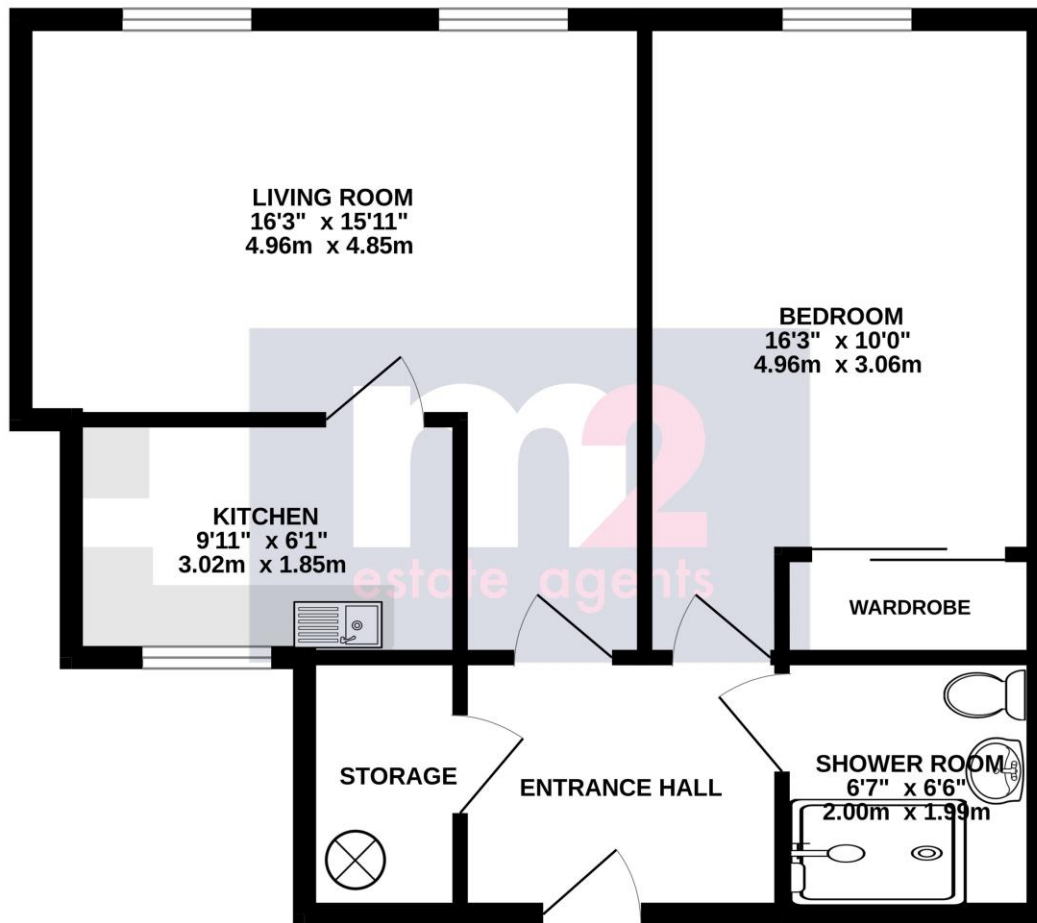
Internally there is electric heating and double glazing. Pegasus Court offers a communal lounge with kitchen attached for use by residents, well maintained gardens with seating areas, a laundry room and an en-suite twin guest suite that is available for visitors for a small charge. There is also a resident's car park. A Development Manager works part time as does a cleaner and gardeners are employed to maintain the grounds and residential areas. All apartments are linked to an intercom and emergency 24hr care line. There is 114 years remaining on the lease with a service charge of £5072 PA and a ground rent of £508 PA, both of which are paid quarterly.



Location

The development is conveniently situated for the town centre, which has a selection of supermarkets, leisure facilities, dentist and doctor's surgeries as well as a hospital. The development is also near to the bus station, Aldi supermarket and Swan Meadows for walks. The town also benefits from a train station with links to Cardiff, Bristol, London Manchester and the Midlands.

GROUND FLOOR
537 sq.ft. (49.9 sq.m.) approx.



TOTAL FLOOR AREA : 537 sq.ft. (49.9 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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