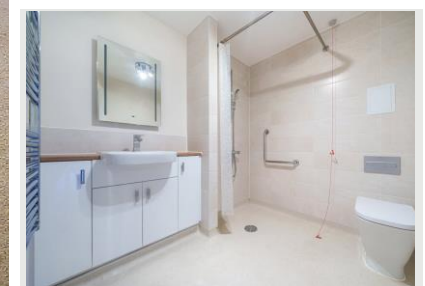




Wayfarer Place, The Dean, Alresford, Hampshire, SO24 9FT



SPECIFICATION

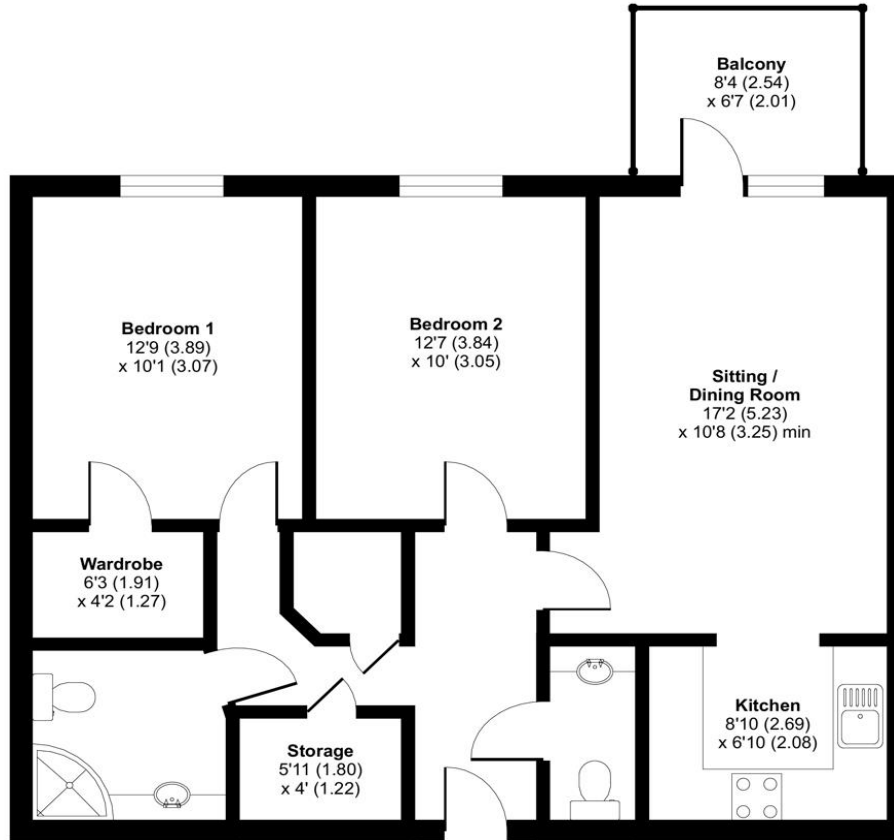
- Wheelchair access
- Intruder alarm
- Camera entry system
- 24/7 call system
- Estates manager
- Guest suite
- Communal lounge
- Club lounge, bistro and salon
- Walking distance from local amenities
- Flexible care and support packages available

ACCOMMODATION

This apartment is located on the south-west corner allowing for ample natural light. The apartment offers two bedrooms, two bathrooms, a separate kitchen and a private covered balcony. The apartment is located on the top floor and the private door leads to an entrance hall, with storage, doors to two double bedrooms, a fully-accessible shower room, bathroom and the dual spec sitting/dining room with doors opening to the west facing balcony. The kitchen is fitted with wall, base and drawer units with integrated appliances. Built by McCarthy & Stone and only completed in November 2019 this is a unique opportunity. The communal entrance leads into a spacious reception area and access to all on site facilities, including a salon, bistro, lounge, laundry services and the on-site staff and care providers. Lift and stairs provide access to all floors. Some of the advantages to the property are a 24/7 call system, wheel chair access, bistro, salon and an on-site guest suite.

Approximate Area = 775 sq ft / 72 sq m

For identification only - Not to scale



THIRD FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Charters Estate Agents Limited. REF: 1040215



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	87	87
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

SITUATION

Wayfarer Place is a stunning development of 56 one and two bedroom apartments designed by the renowned developers McCarthy and Stone. Designed exclusively for the over 70s, Wayfarer Place allows you to carry on living independently in a home you own. With the help of on-site flexible care and support, a bistro serving freshly prepared food and management on-site 24 hours a day, Wayfarer Place has everything you need to relax and enjoy an independent retirement.

LOCAL AUTHORITY

Council Tax Band: C

GUIDE PRICE

£2,850 per month

Minimum Term: 12 months

Security Deposit: £3,288.46 (Based on the current rental value)

Holding Deposit: £657.69 (Based on the current rental value)



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Disclaimer Property Details: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

The Old Post Office, 17 West Street, Alresford, Hampshire, SO24 9AB
alresford@chartersestateagents.co.uk

