

Flat 14, Fleur De Lis, 41 High Street,
Christchurch, Dorset, BH23 1AS

Asking Price **£165,000**



1

Bedrooms



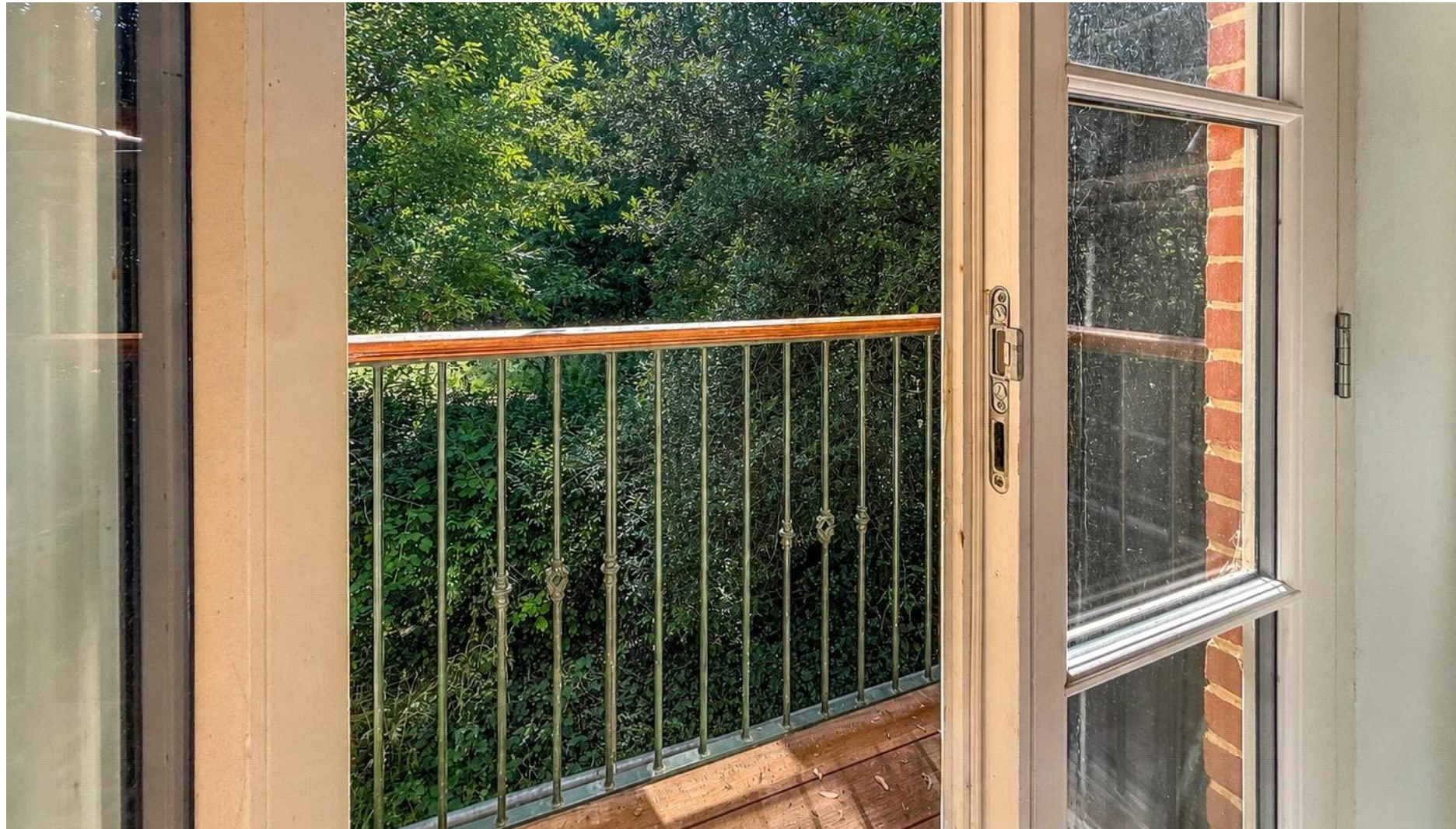
1

Living



1

Shower Room



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1992

THE PROPERTY PROFESSIONALS
Slades Estate Agents

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A Modern Retirement Apartment in Central Christchurch

THIS ONE BEDROOM FIRST FLOOR RETIREMENT APARTMENT IS SITUATED IN THE HEART OF CHRISTCHURCH TOWN CENTRE. THE PROPERTY WILL BE SOLD WITH NO ONWARD CHAIN AND A FEATURES A BALCONY OVERLOOKING DRUITT GARDENS

Fleur De Lis comprises 26 luxurious apartments with an extremely high standard of finish. Built using local Portland Stone, the attractively designed building is situated in the heart of the Christchurch Conservation Area on the site of the Town's old Cornfactor building - originally the central hub of the district's corn market, dating back to the 1800's. With the attractive Druitt Gardens to the rear, the front of the property leads onto the High Street with all its amenities including shops, cafes, bars and restaurants. Christchurch is a beautiful and historic town boasting its 11th Century Priory Church and Town Quay.

There is a communal entrance to Fleur De Lis. Taking the lift or the stairs, Flat 14 can be found on the first floor.

The front door leads into the entrance hall which has a large airing/storage cupboard. The lounge/diner has double doors to the balcony which overlooks Druitt Gardens. The kitchen features a range of attractive base and eye level units with some integral appliances. There is a double bedroom with built in wardrobes. The shower room includes a wc, basin and shower.

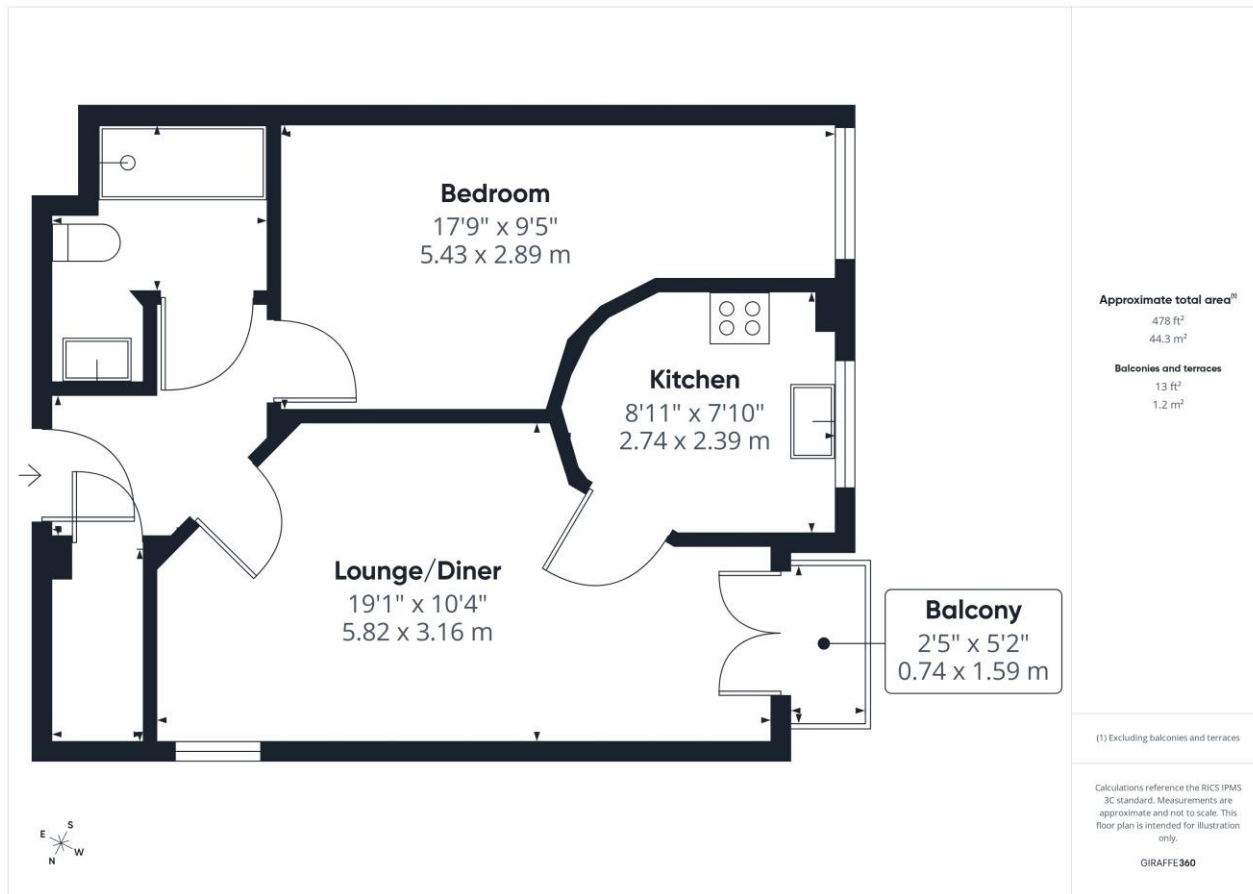
There is a Residents' Drawing Room, Kitchen and Guest Suite along with a concierge.

TENURE: LEASEHOLD. We understand that there is a 125 year lease from November 2014 with a ground rent of £771pa and a service charge of £2336.50 per half year. COUNCIL TAX BAND: C



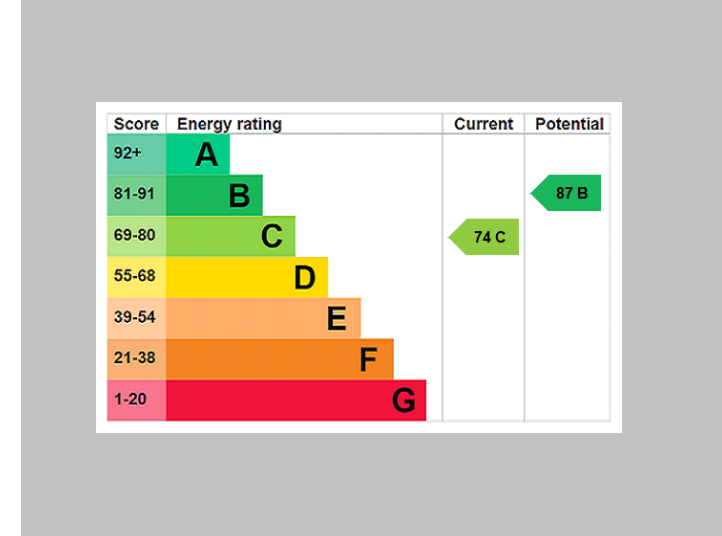
KEY POINTS

- DOUBLE BEDROOM
- RETIREMENT APARTMENT
- BUILT 2015
- VACANT POSSESSION
- BALCONY WITH VIEWS
- LIFT



The Consumer Protection from Unfair Trading Regulations 2008 (CPRs). These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

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