



£107,000

At a glance...



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**holland
& odam**

54 Homechime House
Priory Road
Wells
Somerset
BA5 1SH

TO VIEW

55 High Street, Wells,
Somerset BA5 2AE

01749 671020

wells@hollandandodam.co.uk



Directions

From the High Street proceed into Broad Street and then into Priory Road. Homechime House can be found on the right hand side. Visitors' parking is available although limited and we would recommend parking elsewhere and walking to the property.

Services

Mains electricity, water and drainage are connected.
Electric heating.

Local Authority

Somerset Council
0300 1232224
somerset.gov.uk

Tenure

Leasehold
Lease expires 2112
Service/Maintenance Charges - £4,643.60 per annum
Ground Rent - £548.36 per annum



Location

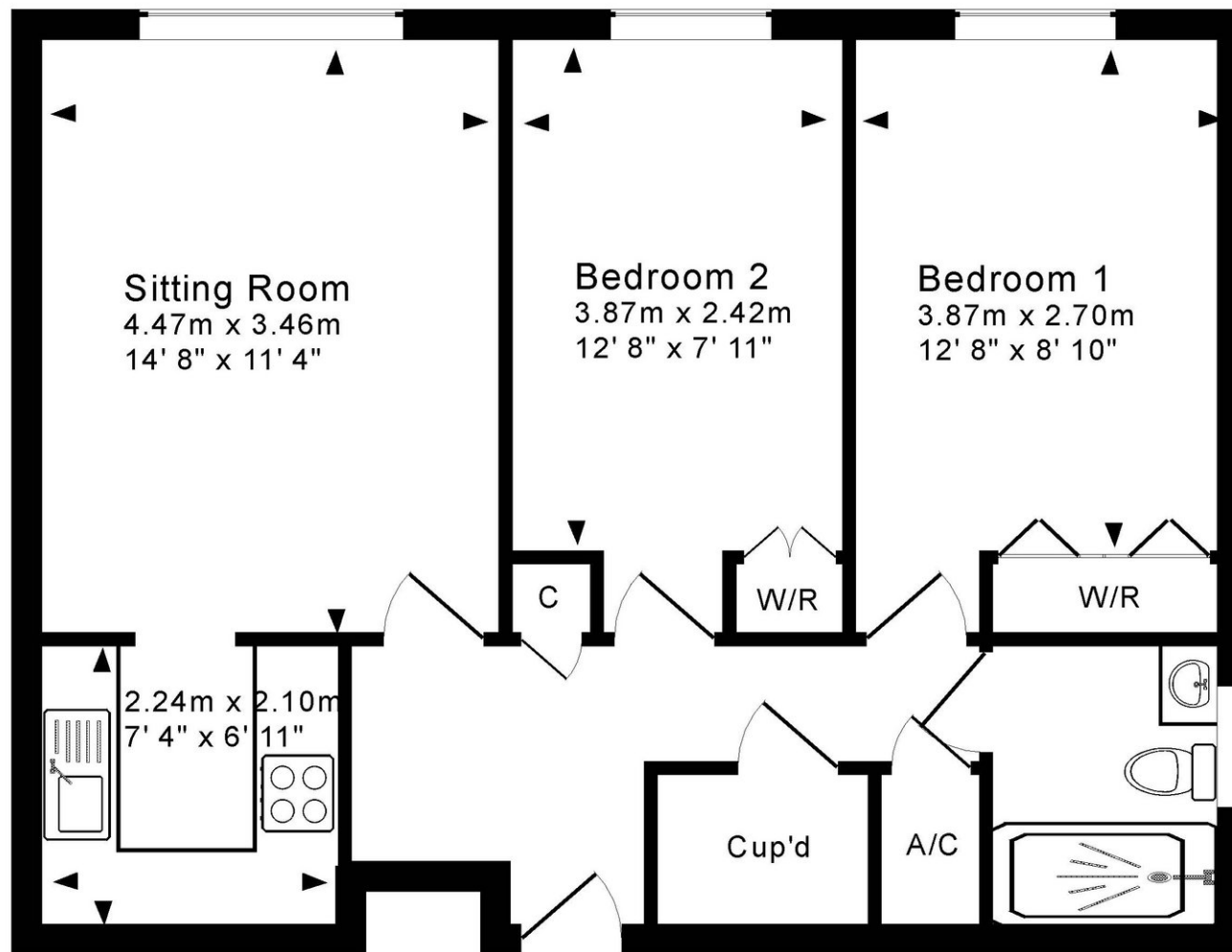
Set within a short, level walk of the city centre and within easy walking distance of Wells Health Centre and the associated chemist. Wells is the smallest city in England and offers a vibrant high street with a variety of independent shops and restaurants as well as a twice weekly market and a choice of supermarkets including Waitrose. Amenities include a leisure centre, independent cinema and a theatre. Bristol and Bath lie c.22 miles to the north and north-east respectively with mainline train stations to London at Castle Cary (c.11 miles) as well as Bristol and Bath. Bristol International Airport is c.15 miles to the north-west.

Insight

This spacious flat is set on the second floor of this purpose-built development for the over 60's and is accessible either by a lift or stairs. It has far-reaching views over the Mendip Hills and to the city and facilities include residents' lounge, laundry and pre-bookable guest suite. The property also benefits from well maintained communal gardens and residents' parking. No onward chain.

- Purpose-built development for the over 60's
- Easy, level walk to the city centre
- Emergency call system for 24/7 peace of mind
- Views over the City
- Bright and spacious sitting room
- Two double bedrooms (one of which could be used as an additional reception room)
- Bathroom refitted as a shower room (with window for natural light and ventilation)
- House Manager to oversee the development
- Residents' Lounge, Laundry and guest suite
- Well maintained communal Gardens





Second Floor

For indicative purposes only.
Drawing Number : 147-0785

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