

# 14 Castle Lodge, Chippenham, SN15 3YY

A well presented retirement apartment within Castle Lodge, designed for those aged fifty five and over, ideally located in the centre of Chippenham. This light and airy first floor apartment offers spacious accommodation benefitting from entrance hall with large storage cupboard, sitting/dining room with feature fireplace, fitted kitchen with a range of appliances, shower room, a larger bedroom with built-in wardrobe. In addition there are numerous personal safety features including a lift, care and support system. There is also a large ground floor communal lounge, laundry room and a guest suites within the building.

## GOODMAN WARREN BECK

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£129,950

### Situation

#### Communal Entrance

Corridor and entrance door to:

#### Entrance Hall

Night storage heater. Two storage cupboards. Cupboard housing hot water tank. Coving. Dado rail. Telephone entry system. Doors to:

#### Sitting/Dining Room

Double glazed window to rear. Electric heater. Feature fireplace with electric fire. Television point. Telephone point. Coving. Multi paned door to:

#### Kitchen

Double glazed window to rear. Rolled edge work surfaces with tiled splash backs and inset single bowl single drainer stainless steel sink unit. Range of drawer and cupboard units with matching wall mounted cupboards. Built-in halogen hob with extractor over and eye level oven. Freestanding fridge/freezer. Wall mounted electric fan heater. Coving.

#### Bedroom

Double glazed window to rear. Dimplex night storage heater. Built in wardrobe with mirror fronted sliding doors. Telephone point. Coving.

#### Bathroom

Tiled double shower cubicle. Vanity wash basin with cupboard under. Close coupled WC. Heated towel rail. Extractor fan. Electric fan heater. Tiling to principal areas. Coving.

#### Other Facilities

#### Guest Suite

A Guest Suite is provided for visiting relatives or friends and a charge is made for its use. Reservations are arranged via your Lodge Manager. Priority may be given to a visitor helping a sick Owner.

#### Owners Lounge

Newly Refurbished, the owners lounge is for the use of all owners as a casual meeting place or for regular organised events.

#### Laundry Room

This is situated on the second floor and available to all owners. The costs of running the laundry, including servicing and repairs, are paid for through the service charge.

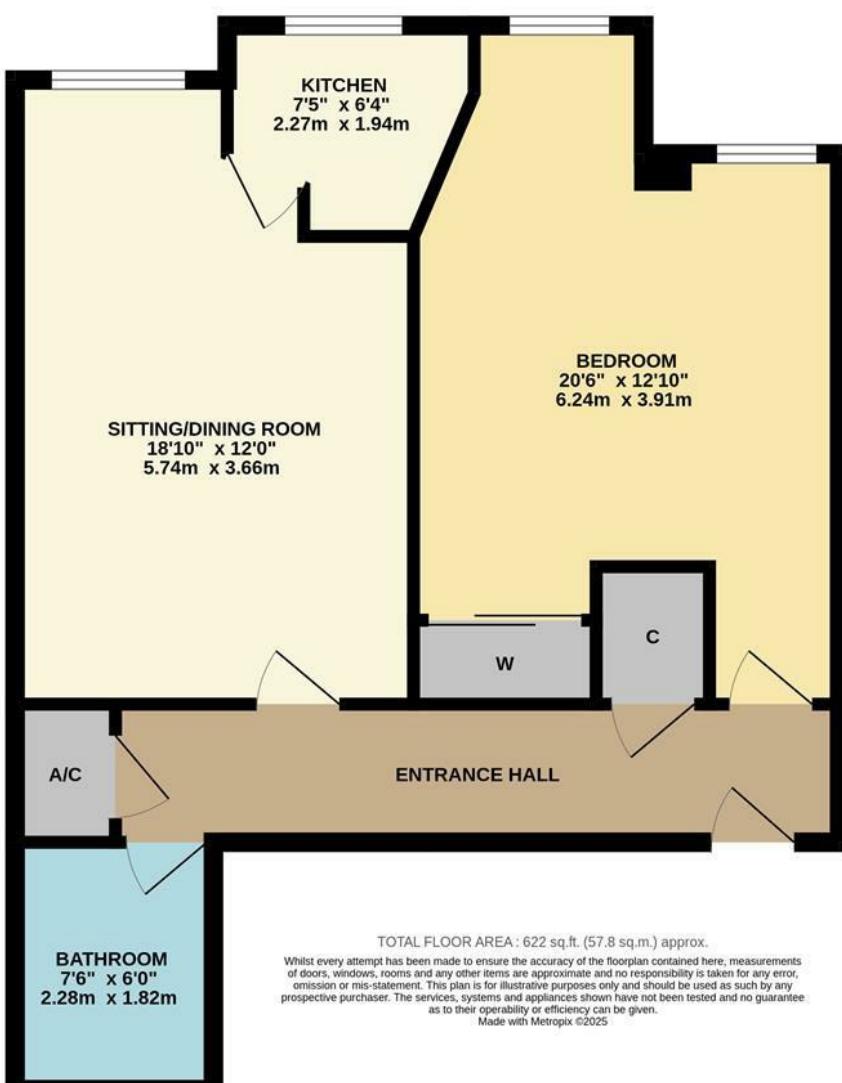
#### Parking

There is a residents parking area and spaces are provided free of charge.

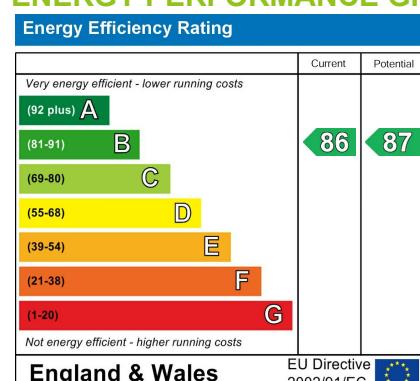
#### Directions

From our Office in the Market Place proceed pass the bus station and Castle Lodge will be found on the right. Turn right at the junction into Gladstone Road and after 50 yards turn right at the end of the building. This leads to the parking and entrance to the apartments.

FIRST FLOOR  
622 sq.ft. (57.8 sq.m.) approx.



### ENERGY PERFORMANCE GRAPHS



Council Tax Band: A

Tenure: Leasehold