



School Road,
Alcester, B49 5DJ

Jeremy
McGinn & Co

Available at Offers In The Region Of £47,500



A purpose built, first floor, Retirement Apartment in Malin Court situated close to the centre of Alcester, with all convenient amenities of the town a short walk/drive away.

The Apartment, on the first floor is accessed by a lift or stairs. Enter into a good size Hall giving access to the large, bright Living room with window to rear and an attractive outlook over the communal, well-tended gardens and mature trees beyond. An arch opens to the fitted Kitchen with window overlooking the gardens. There is also a good size Storage Cupboard off the living room.

From the hall, further doors lead to a fitted Shower room and a Double Bedroom with fitted wardrobes.

All rooms have a well-positioned emergency pull-cord for added safety along with a security telephone positioned in the hall.

First Port Management Co. Ground Rent - £57.16 per annum - paid half yearly £263.16 / Service charge - £3646.44 - paid half yearly £1823.44. Lease unexpired approx 80 yrs.

The apartment is offered for sale with NO UPWARD CHAIN.





Tax Band: C

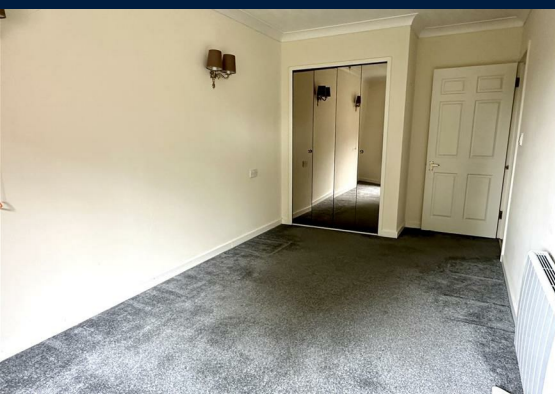
Council: Stratford

Tenure: Leasehold

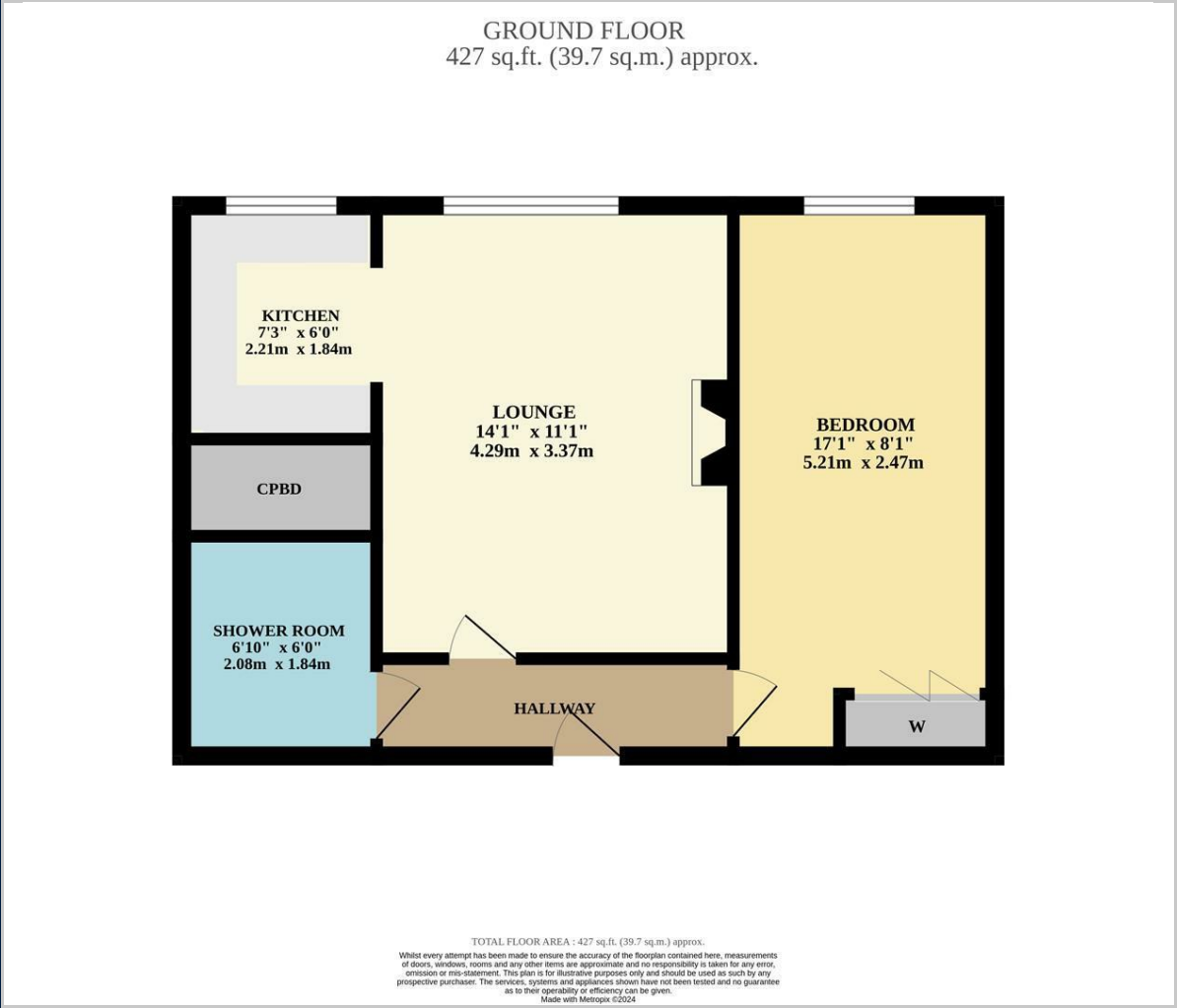
Money Laundering Regulations – Identification Checks

In line The Money Laundering Regulations 2007, we are duty bound to carry out due diligence on all of our clients to confirm their identity. In line with legal requirements, all purchasers who have an offer accepted on a property marketed by Jeremy McGinn & Co must complete an identification check. To carry out these checks, we work with a specialist third-party provider and a fee of £25 + VAT per purchaser is payable in advance once an offer has been agreed and before we can issue a Memorandum of Sale.

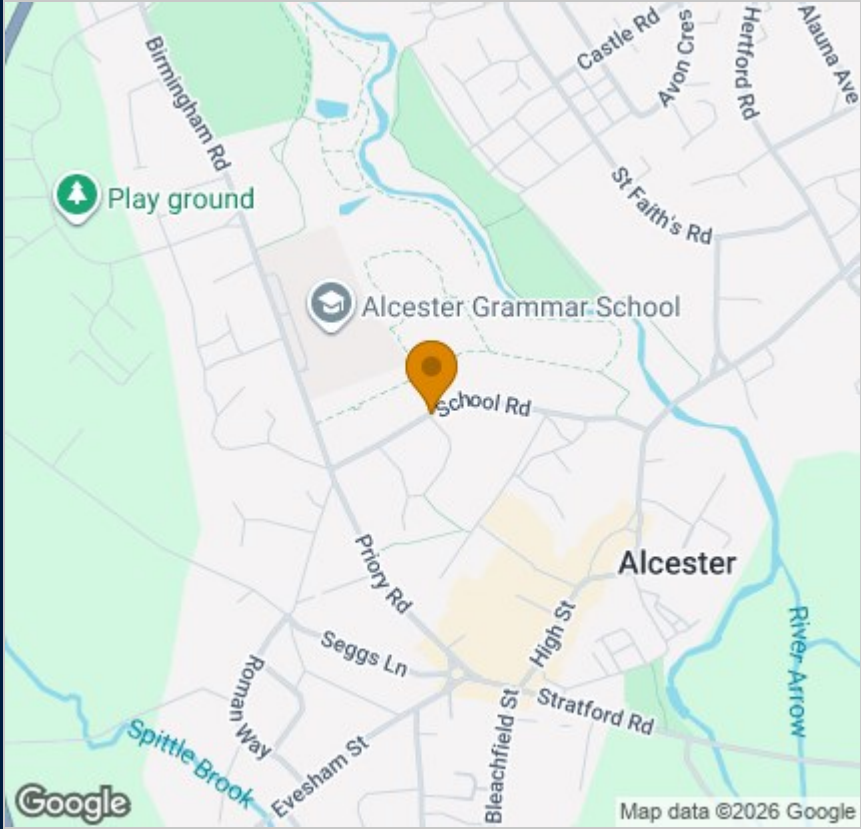
Please note that this fee is non-refundable under any circumstances.



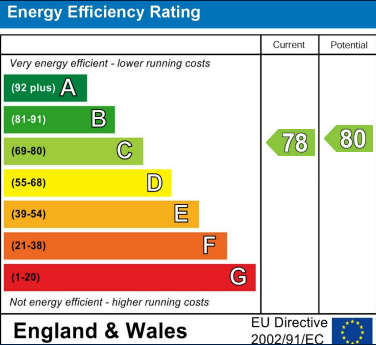
Floor Plan



Map



Energy Performance



Jeremy McGinn & Co

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 of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

55 Ely Street, Stratford Upon Avon, Warwickshire, CV37 6LN
Tel: 01789 868168 Email: stratford@jeremymcginn.com
www.jeremymcginn.com