



Westbury Fields

ST MONICA TRUST

I Cricket Lane

Two bedroom apartment with private patio



Westbury on Trym, Bristol BS10 6TY

£239,000 leasehold
(other charges apply)



St Monica Trust



APPROVED
OPERATOR



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French doors to patio

Specification

- South east facing ground floor apartment with spacious living room with French doors onto patio
- Good sized main bedroom
- Second bedroom/study
- Storage in hallway
- Modern shower room
- Upgraded kitchen with eye level oven and extractor fan. Space for fridge/freezer, washing machine and dishwasher
- Constructed in 2003 and refurbished in 2023
- Shared ownership option available



Kitchen



Typical shower room

Community fee

£8,549 single person pa

£11,534 couple pa

Council Tax Band B £1,824.08 pa

Current EPC Band C (Rating 80)

Potential EPC Band C (Rating 80)

Viewing dates

Please call the sales team
to book **0117 949 4004**

Please note

This apartment is sold unfurnished. Dimensions shown are maximum. Certain particulars may vary, please check with our sales team.

St Monica Trust buys back all properties at the end of each ownership period.

The seller receives back the original purchase price after deducting a reinstatement charge and any outstanding charges. The reinstatement charge covers the costs of putting the apartment back into an 'as new' condition. The cost of the reinstatement varies from £3,000 to

£10,000 dependent on the size of the apartment and the level of redecoration required.

If you express an interest you may need to meet with the Village Manager immediately after your viewing appointment.



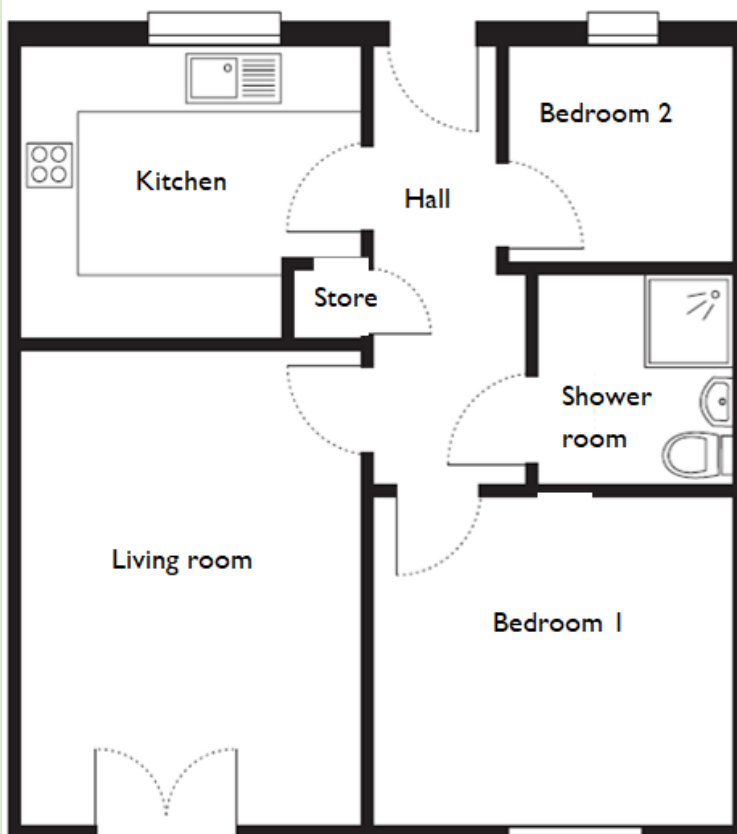
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Open Balcony



Patio

Living room

4.59m x 3.28m

15'1" x 10'9"

Kitchen

3.28m x 2.75m

10'9" x 9'0"

Bedroom 1

3.54m x 3.18m

11'8" x 10'5"

Bedroom 2

2.28m x 2.05m

7'5" x 6'9"

Shower

2.02m x 1.97m

6'7" x 6'5"

TOTAL AREA: 59 SQM

To unsubscribe please telephone
0117 949 4004 or email
sales.team@stmonicastrust.org.uk



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