



Sandford Station

ST MONICA TRUST

11 Hapil Close

One bedroom apartment with lovely garden



Sandford Bristol BS25 5AA

£260,000 leasehold
(other charges apply)



St Monica Trust



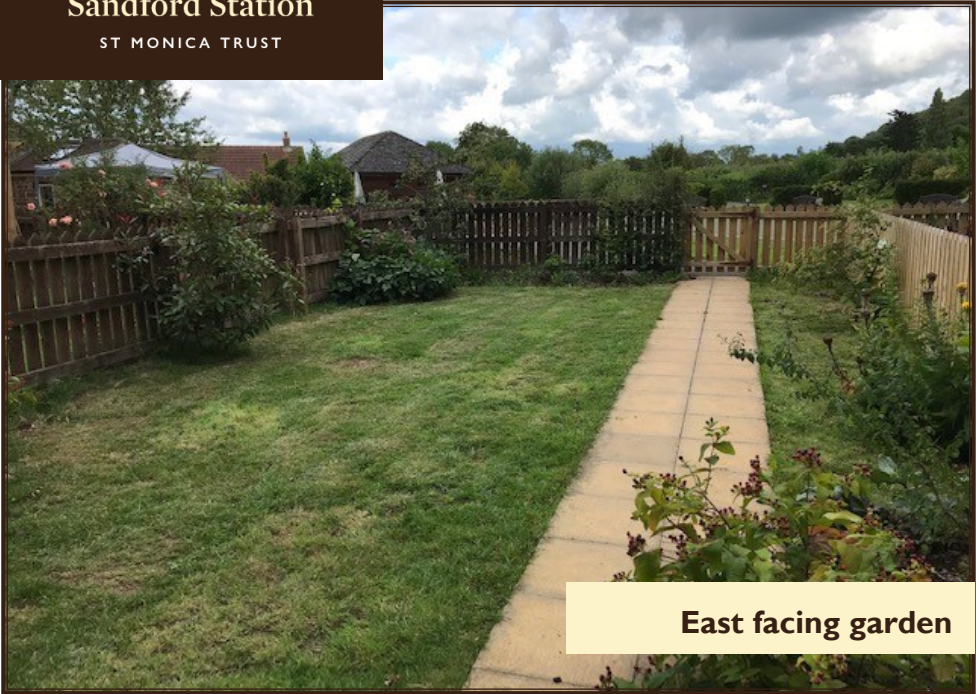
APPROVED
OPERATOR



Sandford Station
ST MONICA TRUST

11 Hapil Close

Sandford, Bristol BS25 5AA



East facing garden

Specification

- ◆ Living room with French doors onto lovely east facing lawned garden
- ◆ Bedroom with wardrobe
- ◆ To have new en-suite shower room as part of 2023 refurbishment
- ◆ Airing cupboard
- ◆ Kitchen with integrated hob, eye level oven and extractor fan, with space for fridge/freezer and washing machine
- ◆ Built in 2009
- ◆ Shared ownership available



Kitchen



Bowling Green

Community Fee

£7,892 single person pa

£9,094 couple pa

Council Tax Band C £1,830.83pa

Viewing dates

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

Current EPC Band B (81)

Potential EPC Band B (85)

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.

You may need to meet with the Village Manager as part of the allocations process. This will be booked at a time convenient to you.

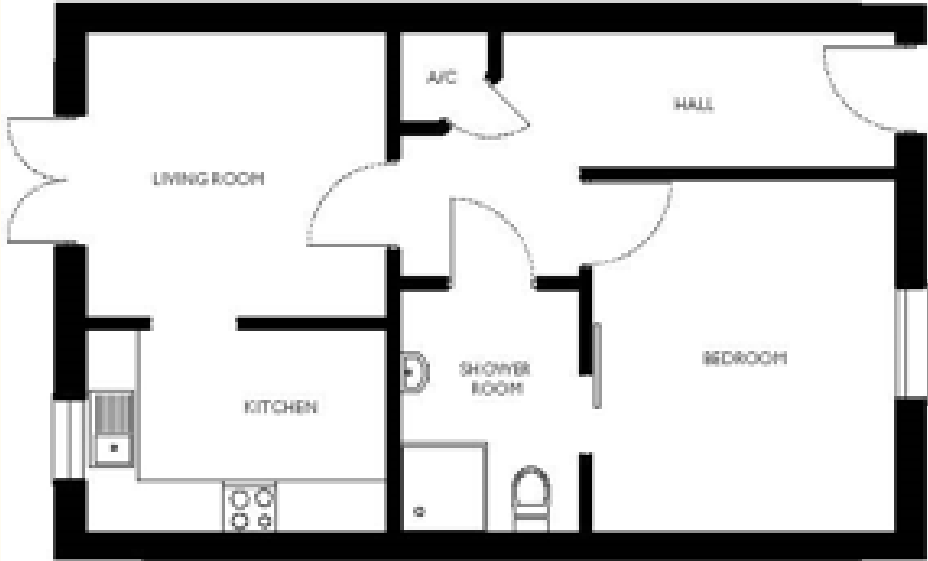


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Cote Lane, Bristol BS25 5AA



Total
50 SQM

Living room
3.40m x 3.20m
11'2" x 10'6"

Kitchen
3.40m x 2.25m
11'2" x 7'5"

Bedroom
3.93m x 3.40m
12'11" x 11'2"

Shower Room
2.70m x 2.05m
8'11" x 6'9"

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



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