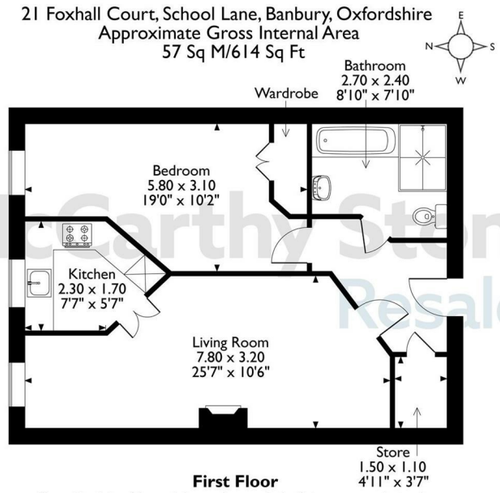
Excellent

Trustpilot

McCarthy & Stone
Resales.

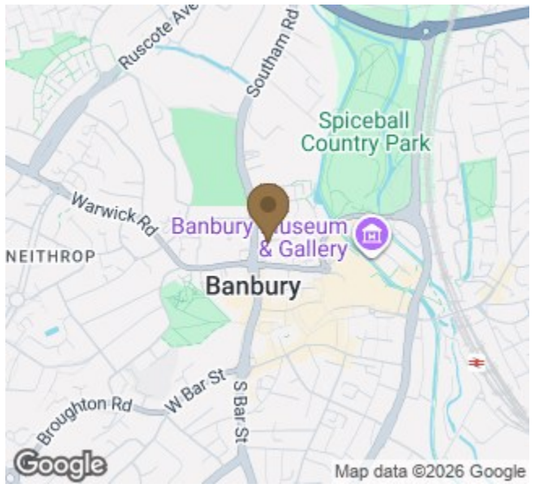
21 Foxhall Court, School Lane, Banbury, Oxfordshire
Approximate Gross Internal Area
57 Sq M/614 Sq Ft

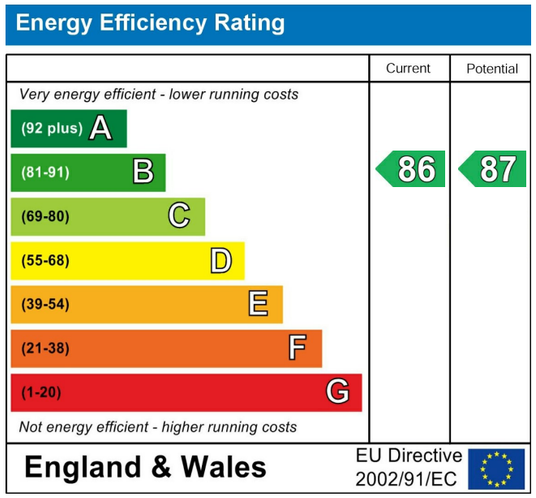


First Floor

The position & size of doors, windows, appliances and other features are approximate only.
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McCarthy & Stone Resales Limited
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Registered in England and Wales No. 10716544

The Property Ombudsman







21 Foxhall Court

School Lane, Banbury, OX16 2AU

1 | 1 | Council Tax Band: B

Looking for the perfect retirement property? If you like the idea of living in a close-knit community, with support on hand should you need it, then 21 Foxhall Court could be the ideal place for you. Contact our team to arrange an appointment to view.

Asking price £65,000
Leasehold

0345 556 4104
resales@mccarthyandstone.co.uk
mccarthyandstoneresales.co.uk

Why you'll love living here:

- Well presented one bedroom apartment
- Modern kitchen with built-in appliances
- Wet room style shower and separate bath
- Estates Manager + 24-hour on-site staffing
- Table service restaurant
- Homeowners Lounge
- Function Room
- Guest Suite & Laundry Room
- Landscaped gardens
- Lifts to all floors

McCarthy & Stone
Resales.

Trustpilot Rated Excellent

21 Foxhall Court, Banbury

1 | 1 | Asking price £65,000

Summary
Foxhall Court is one of McCarthy & Stones Retirement Living PLUS range. An Estates Manager is on hand to manage the day to day running of the development and attend to any queries you may have. Within the service charge homeowners are allocated 1 hours' domestic assistance per week, however, additional hours can be arranged by prior appointment.

For your reassurance the development is fitted with 24-Hour CCTV and a secure entry system. The development has a homeowners' lounge for socialising with friends and family and, for your convenience, an onsite restaurant with freshly cooked meals provided every day.

It is a condition of purchase that residents must meet the age requirement of 60 years of age or over.

Local Area
The historic and lively Oxfordshire market town of Banbury, on the banks of the River Cherwell, is the setting for this McCarthy & Stone managed development. Less than half a mile away is the fabulous Castle Quay Waterfront, a brand new Leisure and Restaurant development where you will find a variety of shops and Lidl Supermarket, bars, cafes and restaurants. A state-of-the-art, 8 screen cinema with 10 lanes of bowling and a sun terrace overlooking the canal.
Further afield is the vibrant town of Chipping Norton in the Cotswolds, situated about 12 miles west of Banbury, where you will find a host of shops, bars, restaurants. There's plenty of historic buildings to explore including the church which boasts one of the finest interiors of the great Cotswold churches.

Entrance Hallway
Front door with spy hole leads to the entrance hall. 24-hour emergency response speech module. From the hallway there is a door to a walk-in storage/airing cupboard. Doors lead to the bedroom, living room and shower-room.

Living Room
The bright and spacious living room has a double glazed window with a northerly aspect. TV and telephone points. Two ceiling lights, raised height sockets, fitted carpets, curtains. Part glazed double doors lead into the kitchen.

Kitchen
Fully fitted kitchen. with a range of base and wall units with roll top work surface and tiling over. Stainless steel sink with chrome lever taps sits beneath a double glazed window with fitted blind. Built-in electric oven, ceramic hob with extractor hood and fitted integrated fridge/freezer.

Double Bedroom
A generously sized double bedroom. Double glazed window. Ceiling light, fitted carpets and curtains. Wardrobe providing hanging rails and shelving. TV and phone point. Emergency pull-cord.

Shower/Bathroom
Fully fitted suite with bath and separate wet room style shower area with curtain and support rail. WC. Vanity unit with inset wash hand basin and mirror above. Full height wall tiling, slip resistant flooring, heated towel rail. Emergency pull cord.

Service Charge [Breakdown]
• Cleaning of communal windows
• Water rates for communal areas and apartments
• Electricity, heating, lighting and power to communal areas
• 24 hour emergency call system
• Upkeep of gardens and grounds
• Repairs and maintenance to the interior and exterior communal areas
• Contingency fund including internal and external redecoration of communal areas
• Buildings insurance

The Service charge does not cover external costs such as your Council Tax, electricity or TV. To find out more about the service charges please contact your Property Consultant or House Manager.

The annual service charge is £9,999.12 for the financial year ending 31/8/2027.

Car Parking [Permit Scheme]
Parking is by allocated space subject to availability. The fee is usually £250 per annum, but may vary by development. Permits are available on a first come, first served basis. Please check with the House Manager on site for availability.

Lease Information
Ground rent: £781.18 per annum.
Ground rent review: 1st Jan 2039
Lease: 125 years from 1st Jan 2009

Additional Information & Services
Moving is a huge step, but don't let that hold you back. We have a range of services to help your move go smoothly, including:

• FREE Entitlements Advice to help you find out what benefits you may be entitled to.
• Part Exchange service to help you move without the hassle of having to sell your own home.
• Removal Services that can help you declutter and move you in to your new home.
• Conveyancing specialists who are experienced with sales and purchases of McCarthy Stone retirement properties.
FOR MORE INFORMATION CHECK OUR WEBPAGE ADDITIONAL SERVICES OR SPEAK WITH OUR PROPERTY CONSULTANT

• Full Fibre Broadband available
• Mains water and electricity
• Electric room heating
• Mains drainage







