



MAPLE COURT

MAPLE COURT  
MAIN ENTRY

Andrew Pearce  
PINNER

MAPLE COURT, PINNER HILL ROAD, HA5 3RU



A one double bedroom retirement apartment set within a highly regarded warden assisted retirement complex, offered for sale 'Chain free'

Constructed especially for the over 60's, the property offers a generous floor area and is set in a particularly pleasant part of the development with direct access to the gardens. Presented in ready to move into condition the accommodation comprises:

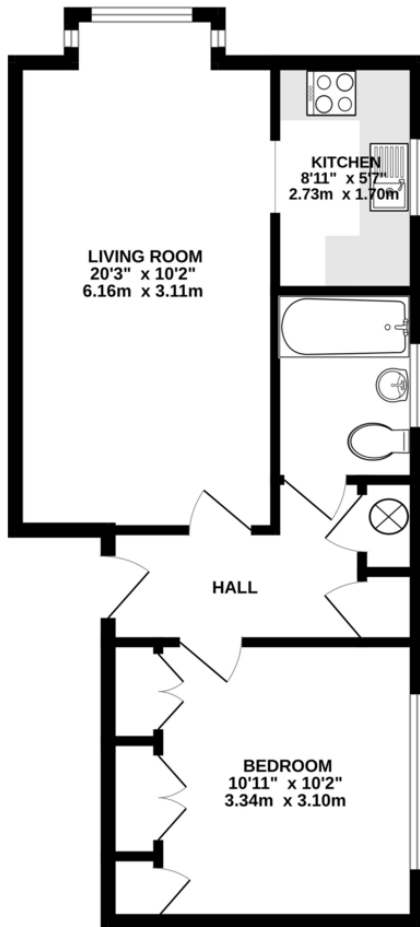
A communal entrance with a security entry phone system, front door to the entrance hallway with built in storage cupboards, a spacious living room fitted kitchen and bathroom and a large double bedroom with built in wardrobes.

The apartment is equipped with an emergency pull cord system and there is a communal lounge for the residents. There is also accommodation available for relatives who wish to stay overnight. Outside, the communal gardens are well established and maintained on an ongoing basis. Resident and visitor parking is also provided to the front car parking area

Service Charge £2984 pa.. EPC Rating F. Council Tax Band C



1ST FLOOR  
487 sq.ft. (45.2 sq.m.) approx.



TOTAL FLOOR AREA : 487 sq.ft. (45.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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