



4 Foylebank Way

Portland, DT5 1BA



Asking price
£80,000 Freehold



Foylebank Way

Portland, DT5 1BA

- Retirement Apartment
- Designed For Over 55's
- Allocated Parking
- Well Presented Throughout
- Close To Bus Route
- No Onward Chain
- Modern Fitted Kitchen
- Modern Fitted Bathroom
- Elegant Communal Grounds
- Close To The Sea





3D VIRTUAL TOUR AVAILABLE

A well presented, TWO BEDROOM retirement property, situated moments from Portland Harbour, close to a bus route and the sea. The property, with NO ONWARD CHAIN, is designed for the over 55's and benefits from allocated parking, a modern fitted kitchen and bathroom.

The hallway is a generous size with ample space for storage. Doors leads into all accommodation including the lounge/ diner, kitchen, two bedrooms and bathroom.

The lounge/ diner is an excellent size room, spanning the length of the property with ample space for seating and dining.

The kitchen comprises a range of fitted units with range style oven with extractor hood, space for a fridge/ freezer, integral washing machine and ample storage cupboards.



Bedroom One is a lovely sized double room with space for a double bed and a range of bedroom furniture.

Bedroom Two is also a good size and boasts a range of fitted wardrobes.

The bathroom can be accessed from the hallway or bedroom one. The bathroom comprises a panelled bath with shower over, a WC, pedestal wash hand basin and LED vanity mirror.

Externally, the property benefits from a communal card and ONE ALLOCATED PARKING space in the form of a carport.

*The property owns a 50% share. The remaining share is owned by Housing 21. The vendor has informed us that a service charge of approximately £612 per month is payable which includes the rent share, buildings insurance, maintenance of the communal areas, use of a communal lounge, laundry facilities and access to Careline.





Living Room
22'5" x 12'10" (6.84 x 3.93)

Kitchen
9'5" x 8'0" (2.89 x 2.44)

Bedroom One
11'1" x 11'2" (3.40 x 3.42)

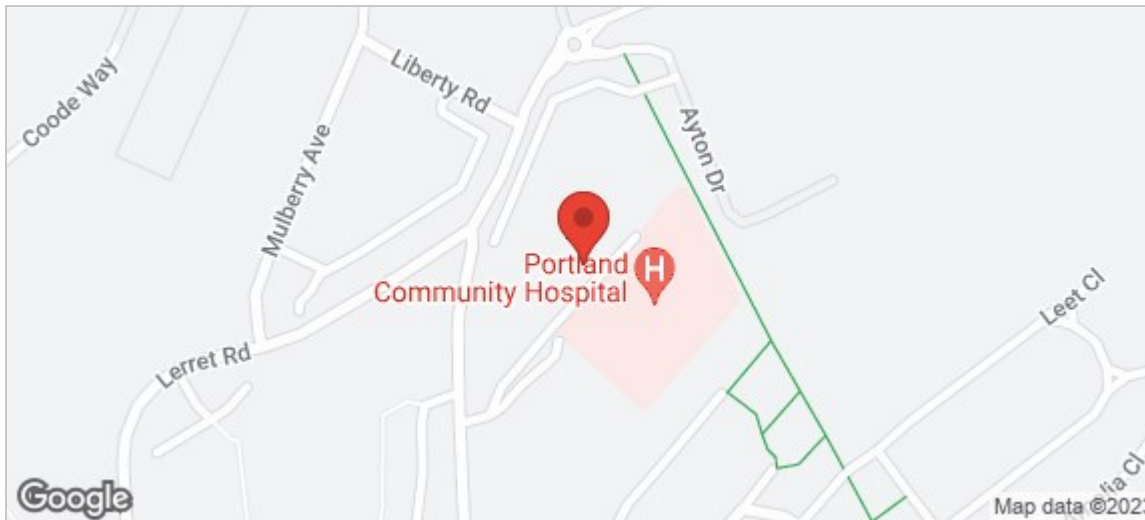
Bedroom Two
9'1" x 8'10" (2.78 x 2.71)

Bathroom
9'0" x 7'3" (2.75 x 2.21)

Lease & Maintenance Information

Please note, the owner has informed us that the Property owns a 50% share. The remaining share is owned by Housing 21. The vendor has informed that the property had a 125 Year lease from 2006 and the service charge and rent combined is approximately £612 per month.

These details should be checked by your solicitor for accuracy before any expenditure is incurred.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC

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