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12 Knightwood Mews, Chandler's Ford, SO53 4TL £230,000

A fantastic two bedroom, first floor apartment forming part of this exclusive Brendon Care Development designed for the over 55's, whereby the residents enjoy a secure setting with a host of facilities and personal care. The apartment itself occupies a most attractive position with a balcony which wraps around the property providing extra outdoor space. The spacious accommodation also comprises of a fully fitted kitchen, two double bedrooms and bathroom and is offered for sale with no forward chain. Homeowners within the Brendon Care community benefit from a host of amazing features and services that include pull alarms in each room backed up by 24 hour on call care together with a licensed restaurant, coffee shop, residents lounge, library, shop, hairdressing salon, clubs and activities. The communal areas can be reserved for functions and the restaurant can provide catering and several days a week hairdressers, beauticians and chiropodists visit the complex for appointments. Residents also enjoy maintenance free living with an onsite handyman who can change light bulbs, check smoke alarms and look after all appliances in the kitchen together with window cleaning being included.

ACCOMMODATION

Communal Entrance Hall:
Stairs and lift to all floors, reception desk, administration office and a small shop, hairdresser and restaurant.

First floor

Entrance Hall:
built-in airing cupboard, built-in coats cupboard

Sitting room:
14'4" x 11'3" (4.38m x 3.44m) Doors to balcony, which wraps around the side of the apartment and overlooks the front of the development.

Kitchen/breakfast room:
10'6" x 9'1" (3.20m x 2.77m) Built in oven, electric hob, fitted extractor hood, integrated fridge/freezer, integrated dishwasher, integrated washer/dryer, space for table and chairs..

Bedroom 1:
16'6" x 9'5" (5.03m x 2.88m) Fitted double wardrobe.

Bedroom 2:
12'10" x 8'10" (3.91m x 2.69m)

Bathroom:
Wet room with shower area, bath with mixer tap and shower attachment, wash hand basin with cupboard under, WC, cupboard housing water tank.

Balcony:
17'11" x 11'8" (5.47m x 3.56m) Wooden decking area, wraparound balcony providing excellent views onto the front of the development and Woodland opposite.

OUTSIDE
The development sits within expansive communal grounds and also benefits from communal and visitor parking.

Parking:
Resident and visitor parking available.

OTHER INFORMATION

Tenure:
Leasehold

Term of lease:
125 years from 2006.

Maintenance Charge:
£901 paid monthly.

Approximate Age:
2006

Approximate Area:
744 sq ft / 69.1 sq m

Sellers Position:
No forward chain

Heating:
Electric heating

Windows:
UPBV double glazing

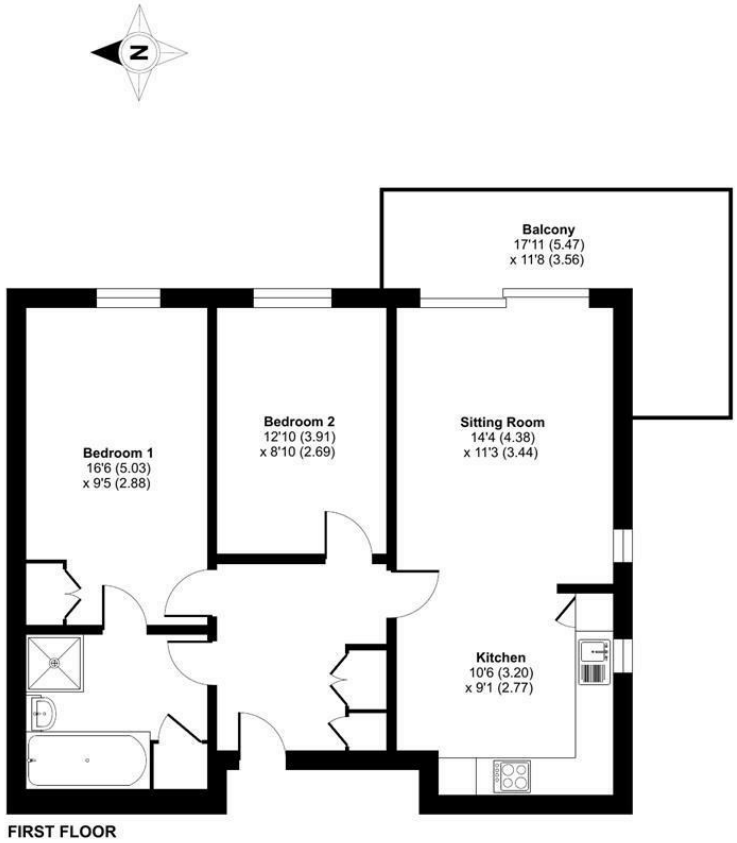
Local Council:
Test Valley Borough Council - 01264 368000

Council Tax:
Band D

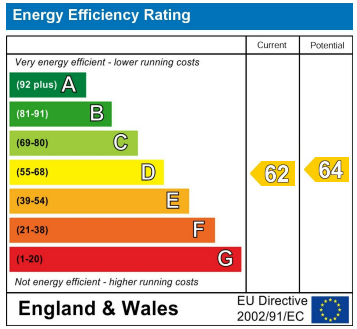
Agents Note:
If you have an offer accepted on a property we will need to, by law, conduct Anti Money Laundering Checks. There is a charge of £60 including vat for these checks regardless of the number of buyers involved.

First Floor = 744 sq ft / 69.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Sparks Ellison. REF: 1434882



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