



£400,000
Leasehold

27 Spence Close, Bishopstoke Park

Eastleigh, SO50 6JB



Quick View

	2 Bedrooms		No Garage
	1 Living Room		2 Bathrooms
	Retirement Property		EPC Rating B
	Permit Parking		Council Tax Band C

Reasons to View

- Ground floor with patio – French doors from the living room open onto your own outdoor space.
- Two genuine doubles – Both bedrooms with built-in wardrobes.
- Guest-friendly layout – Jack & Jill shower room from the main bedroom and hall plus a separate cloakroom.
- Dine-in kitchen – Glazed double doors from the lounge; room for a small table and chairs.
- All integrated appliances – Full-size dishwasher, fridge, freezer, washer/dryer, microwave and electric oven.
- Chain position – No forward chain; sale subject to grant of probate.

Description

Set within the welcoming Bishopstoke Park community for the over 65s, 27 Spence Close offers the ease of ground-floor living with a private patio—ideal for morning coffee or an easy bit of container gardening. Inside, the feature fireplace creates a focal point in the comfortable living room, where French doors bring in plenty of light and lead straight outside. Glazed double doors connect to the well-planned kitchen, which has space for a small table and comes fully equipped with integrated appliances: full-size dishwasher, fridge, freezer, washer/dryer, microwave and electric oven.

There are two double bedrooms, each with built-in wardrobes, providing excellent storage. The Jack & Jill shower room links the main bedroom to the hallway for practical access, and there’s a separate cloakroom for visiting family and friends. With an approximate floor area of 903 sq. ft, the apartment offers a generous, easy-to-furnish layout.

As a resident of Bishopstoke Park you can dip in and out of superb amenities on your doorstep: a restaurant and bar, wellness centre with pool, sauna, steam room and gym, hair salon, village shop, library and beautifully landscaped grounds with woodland walks. Flexible care and housekeeping packages are available should your needs change over time.

Notes: This is a chain-free resale, with completion subject to the grant of probate.

There is an age restriction at this development, at least one of the residents must be over 65 years of age.

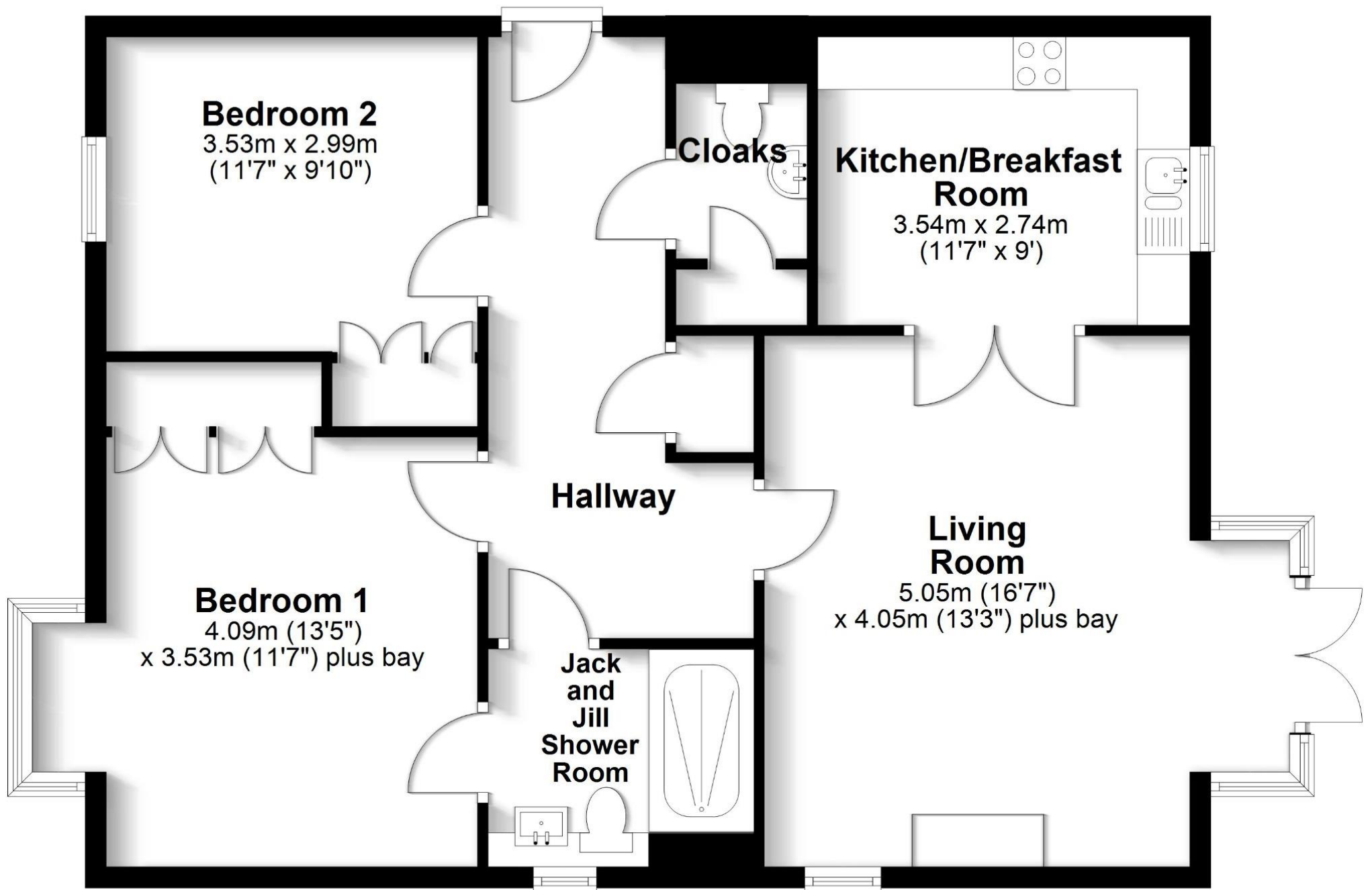
The 125 year lease commenced 1st January 2017 with an annual ground rent of £500 (doubling every 25 years). The service charge is £690.44 per month for the financial year 01/04/25– 31/03/26. Anchor selects utilities centrally for the benefit of all residents. Residents receive a monthly statement showing their metered consumption for water, heating and electricity and are payable by monthly direct debit. There is a deferred sinking fund contribution upon sale of 4% of the sale price. Parking is available subject to obtaining a permit. Bishopstoke Park is situated just 3 miles from Southampton Airport, and while this provides convenient access to travel, residents may occasionally notice some aircraft noise.

Directions

<https://what3words.com/call.member.case>

Ground Floor

Approx. 83.9 sq. metres (903.0 sq. feet)



Total area: approx. 83.9 sq. metres (903.0 sq. feet)

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