

BELL



, GIBSON COURT, TATTERSHALL ROAD

Woodhall Spa

2 2 1 B

£1,400 Per

- First floor apartment (part of development for the over 60's)
- Lounge
- Shower room
- Communal gardens, patio area and other spaces
- 2 bedrooms, main bedroom with en-suite & walkin wardrobe/storage
- Kitchen
- Utility cupboard



Gibson Court - Situated within the most sought-after Lincolnshire village of Woodhall Spa, Gibson Court is an exclusive retirement living complex for the over 60's and easy walking access to the village center. The development offers a multitude of amenities entertainment and attractions right on the doorstep including many shopping, social and sporting facilities such as tennis, green bowling and of course the world class golf course. You'll benefit from a friendly manager on-site to keep everything running smoothly, as well as access to communal areas like the lovely lounge (with free Wi-Fi) and landscaped gardens for socializing. There is also a hotel-style guest suite as a convenient alternative when people come to stay and can be booked for a nominal sum. Gibson Court retirement living development is designed to encourage community feeling to flourish, while also allowing you to enjoy the complete privacy of your own spacious apartment. All McCarthy Stone apartments are designed with intelligent ergonomics and modern methods of construction to ensure they are a joy to live in. As well as being well-insulated, warm and energy-efficient, they have the latest safety and security features built in. You'll benefit from a 24-hour emergency call system, intruder alarms, fire detection and door camera entry, so you can see who it is before answering the door. A viewing is highly recommended to fully appreciate the standard of fitment and setting on offer. There is on-site parking and provisions for mobility scooter storage and charging subject to agreement with McCarthy Stone. Note of Interest; Some of the furniture may be available by separate negotiation.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	81
(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 	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Horncastle Lettings

Old Bank Chambers Bull Ring
Horncastle
Lincolnshire
LN9 5HY

01507 522222

lettingshorncastle@robert-bell.org
<https://robert-bell.org/>

