



**Price**  
**£120,000**

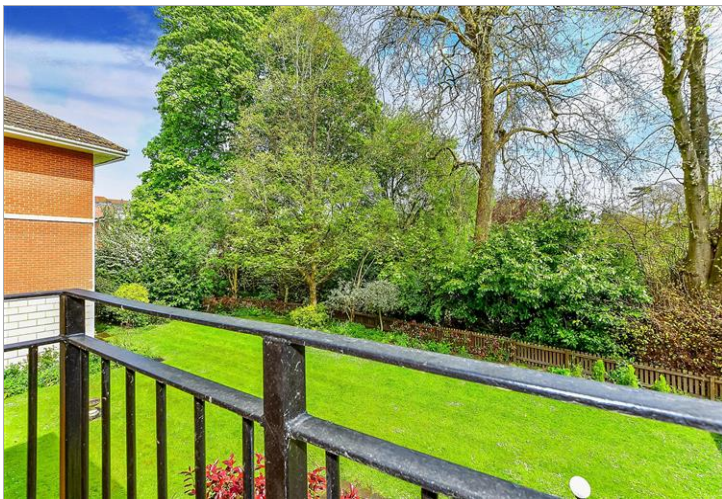
**Leasehold**

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**Churchfield Court,  
Roebuck Close, Bancroft  
Road, Reigate, RH2**

**cubitt&west**  
Helping you move forwards





## Main features

- Retirement apartment for over 65's
- Lift access, Juliet balcony with lovely views over communal gardens
- On site Manager, 24 hour emergency support, resident & visitor parking
- Available for investment for tenants over 65
- Short walk to all amenities, shops, & train station, no onward chain

## Accommodation

### FIRST FLOOR

Entrance Hall

Built-in Cupboard: 6'0 x 4'0 (1.83m x 1.22m)

Lounge/Diner: 16'0 x 11'8 (4.88m x 3.56m)

Kitchen: 7'3 x 5'4 (2.21m x 1.63m)

Bedroom: 15'9 x 8'8 (4.80m x 2.64m)

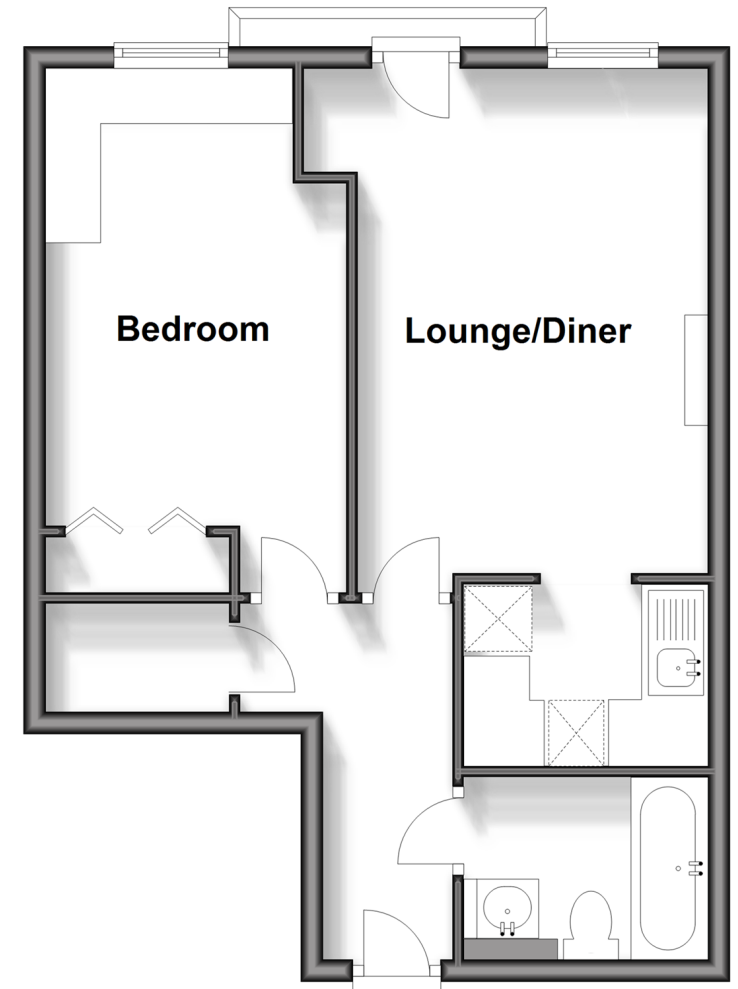
Bathroom: 7'3 x 5'4 (2.21m x 1.63m)

### OUTSIDE

Communal Gardens

## First Floor

Approx. 42.9 sq. metres (462.2 sq. feet)



**Call Reigate - 01737 222020 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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