



Asking Price £225,000 Leasehold

2 Bedroom, Apartment - Retirement

15, Jubilee Lodge The Underfleet, Seaton, Devon, EX12 2WF



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Jubilee Lodge

Jubilee Lodge is a delightful development of 46 one and two bedroom apartments and is well positioned, with the town centre just 150 yards away and the seafront just 500 yards. Jubilee Lodge is just a few hundred yards from the nearest bus stop giving easy access to the surrounding areas. The nearest supermarket is a Tesco Superstore just across the road from Jubilee Lodge and along and around the seafront roads, there is a great selection of shops, cafes, restaurants and entertainment.

Jubilee Lodge's manager is on hand throughout the day to support the Owners and keep the development in perfect shape. They arrange many regular events in the Owners' Lounge from coffee mornings to games afternoons.

A Guest Suite is available for your friends and family to stay in. In addition, you are entitled to use of the Guest Suites at all Churchill Living developments across the country. Prices are available from the Lodge Manager.

Jubilee Lodge is managed by the award-winning Churchill Estates Management, working closely with Churchill Living and Churchill Sales & Lettings to maintain the highest standards of maintenance and service for every lodge and owner.

Jubilee Lodge requires at least one apartment occupant to be over the age of 60 with any second occupant over the age of 55.



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Property Overview

****TWO BEDROOM GROUND FLOOR RETIREMENT APARTMENT WITH BALCONY****

Situated in the fantastic development of Jubilee Lodge is this delightful two bedroom apartment. The property is presented in good order throughout and is conveniently located near the lift and stairs providing easy access.

The bright and airy Living Room provides ample space for living and dining room furniture and benefits from a feature electric fire with attractive surround. A French door opens to a private balcony and another door opens to the kitchen.

The Kitchen is accessed via the Living Room and offers a range of eye and base level units with working surfaces over and tiled splashbacks. There is a built-in waist-height oven, 4 ring electric hob, fridge and freezer. A window provides light and ventilation.

Bedroom One is a good-sized double room with a built-in mirrored wardrobe. A large window provides lots of natural light.

Bedroom Two is another good-sized double. This room could also be used as a separate Living Room, Study or Hobby Room.

The Shower Room offers a large walk-in shower with handrail, a WC, wash hand basin with vanity unit beneath and a heated towel rail.

Perfectly complimenting this wonderful apartment are two useful storage cupboards located in the hallway.

Call us today to book your viewing at Jubilee Lodge!



Features

- Two bedroom ground floor apartment with balcony
- Fully fitted kitchen with integrated appliances
- Lodge manager available 5 days a week
- Owners' lounge & kitchen with regular social events
- Landscaped gardens
- Owners' private car park
- A Guest Suite is available for your friends and family to stay in. In addition, you are entitled to use the Guest Suites at all Churchill Living developments across the country



Key Information

Service Charge (Year ending 31st August 2025):
£2,548.77 per annum.

Ground rent: £787.45 per annum. To be reviewed in April 2048.

Council Tax: Band C

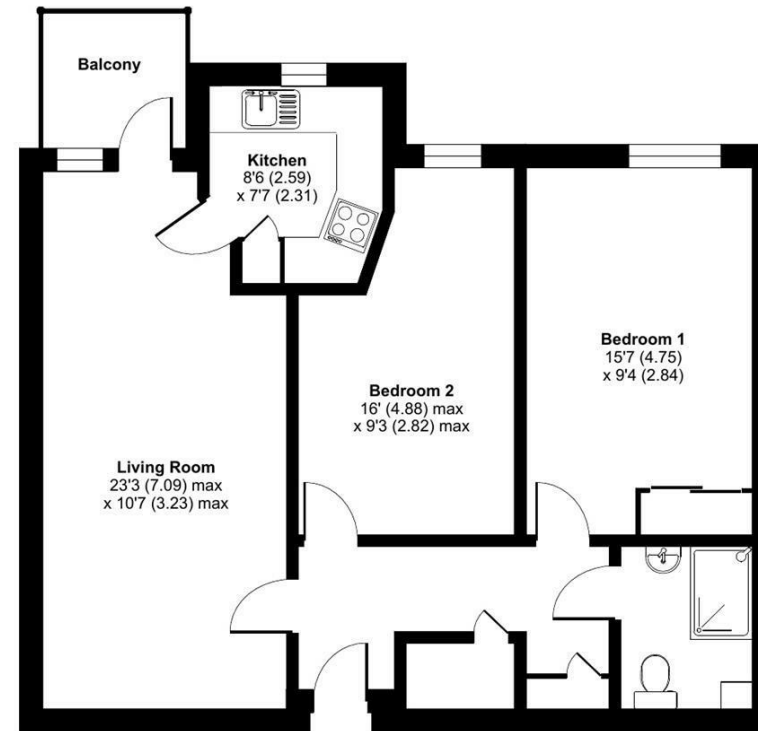
125 lease years commencing 2002

Please check regarding Pets with Churchill Estates Management. Any consents given in relation to pets are subject to the terms of the lease and any further rules and regulations made by Churchill Estates Management.

Service charges include: Careline system, buildings insurance, water and sewerage rates, communal cleaning, utilities and maintenance, garden maintenance, lift maintenance & Lodge Manager.

A 1% contribution of the final selling price to the contingency fund is payable by the Seller upon completion of the sale of the property.

Approximate Area = 734 sq ft / 69 sq m
For identification only - Not to scale



EPC Rating: C

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n/a/ecom 2025. Produced for Churchill Sales & Lettings Limited. REF: 1330664

DESCRIPTION Measurements are approximate and some may be maximum on irregular walls.

CONSENTS We have not had sight of any relevant building regulations, guarantees or planning consents. All relevant documentation pertaining to this property should be checked with your legal advisor before exchanging contracts.

Property Particulars Disclaimer: These particulars are intended only as general guidance. The Company therefore gives notice that none of the material issued or visual depictions of any kind made on behalf of the Company can be relied upon as accurately describing any of the Specified Matters prescribed by any Order made under the Consumer Protection from Unfair Trading Regulations, 2008. Nor do they constitute a contract, part of a contract or a warranty.



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