

## PRICE LIST & AVAILABILITY 2019

Floor	Apt No.	No. Beds	Purchase Price £	Annual Service Charge	Annual Ground Rent	122-year lease  Features & Benefits
Ground	<b>1</b>	2	<b>£398,995</b>	£5,995	£359	Fully-Furnished 2-bed View Apartment
Ground	<b>2</b>	1	<b>£324,995</b>	£5,395	£297	<b>SHOW APT 2</b> Spacious 1-bed inc carpets, wardrobes & fireplace
Ground	<b>4</b>	2	<b>£398,995</b>	£5,995	£355	Beautiful ground floor 2-bed with private gardens
<i>First</i>	<b>6</b>	2	<b>£295,995</b>	£5,995	£287	West Wing – 2-bed 'Featured Property' Apt
<i>First</i>	<b>8</b>	2	<b>£373,995</b>	£5,995	£356	Corner View Apt - Adjacent to Lift inc carpets
<i>First</i>	<b>9</b>	2	<b>£376,995</b>	£5,995	£363	2-bed Atrium level spacious apartment <i>Furnished with Carpets &amp; Fireplace</i>
<i>First</i>	<b>10</b>	2	<b>£353,995</b>	£5,995	£340	Atrium outlook with Carpets
<i>First</i>	<b>11</b>	2	<b>£389,995</b>	£5,995	£372	Atrium outlook with Carpets
<i>First</i>	<b>12</b>	2	<b>£395,995</b>	£5,995	£381	Atrium outlook, Juliet Balcony, Carpets
<i>First</i>	12a	1	<b>£289,995</b>	£5,395	£276	Dual-aspect with Furniture & Carpets
<i>First</i>	<b>14</b>	1	<b>£293,995</b>	£5,395	£279	Separate Cloakroom & Carpets
<i>First</i>	<b>15</b>	2	<b>£328,995</b>	£5,995	£315	Double hallway cupboard, Juliet Balcony & Carpets
<i>First</i>	<b>17</b>	2	<b>£355,995</b>	£5,995	£343	Atrium outlook with Oriel Bay & Carpets
<i>First</i>	<b>19</b>	1	<b>£238,995</b>	£5,395	£233	Large 1-bed, Atrium outlook & Oriel Bay
Second	<b>23</b>	2	<b>£435,995</b>	£5,995	£411	24' Lounge/Diner with Atrium Balcony
Second	<b>24</b>	2	<b>RESERVED</b>	£5,995	£386	<b>RESERVED</b>
Second	<b>26</b>	2	<b>£395,995</b>	£5,995	£381	Large 2-bed - Juliet Balcony & Picture Windows
Second	<b>27</b>	1	<b>£279,995</b>	£5,395	£276	Great corner Aspect 1-bed apt
Second	<b>28</b>	1	<b>£263,695</b>	£5,395	£279	Generous double 1-bed, Sunny Aspect & Carpets
Second	<b>31</b>	2	<b>£328,995</b>	£5,995	£315	Spacious double x 2-bed with Bay Windows
Second	<b>32</b>	1	<b>£258,995</b>	£5,395	£214	Last remaining 1-bed with private <b>Roof Terrace</b>
<i>Third</i>	<b>35</b>	2	<b>£435,995</b>	£5,995	£411	Fabulous 2-bed RE-SALE apt with quality fixtures
<i>Third</i>	<b>39</b>	1	<b>RESERVED</b>	£5,395	£276	<b>RESERVED</b>
<i>Third</i>	<b>43</b>	2	<b>£299,995</b>	£5,995	£294	Large DOUBLE 2-Bed with Bedroom Bay Windows
<i>Fourth</i>	<b>46</b>	2	<b>£325,995</b>	£5,995	£297	Penthouse Apartment

**Viewings by appointment please call 01242 233694**

*Ask about details of our Spring Offers available on selected plots*

*Details of part-exchange & shared equity upon request*

**Sales Office Opening hours**  
**10-3pm Tues, Thurs & Saturdays**

**Tel 01242 233694**

*Viewings by appointment please*

[maria@oakretirement.co.uk](mailto:maria@oakretirement.co.uk)

*Sales Negotiator - Maria Stronge*

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***Open House - Saturday 23<sup>rd</sup> FEBRUARY***  
***10.30-2.30pm***  
***FREE coffee & homemade cakes***

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**# TRANSFER PREMIUM**

NB: When you come to sell your apartment, there is a 4.5% Transfer Premium payable. This consists of 2% of the re-sale price, to prepare the apartment for re-sale (and contribute to the future maintenance of the building) plus 2.5% of the re-sale price is to cover marketing, etc., (so that you do not need to use an Estate Agent).

Full details of this Transfer Premium, including a worked example of how much it might be, are available. We are happy to provide further information and advice that you discuss this with your Solicitor prior to purchase.



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