



Wilmot Lane,  
Beeston, Nottingham  
NG9 1DY

**£269,950 Leasehold**



We are pleased to present this brand new retirement development Gilbert Lodge.

The Development includes a communal Owners' Lounge and Coffee Bar, landscaped gardens, regular events and a Lodge Manager Monday to Friday to be on hand and act as a friendly neighbour. Beeston High Street is less than 2 minutes from Gilbert Lodge, and a tram stop is just outside for easy access to Nottingham City Centre meaning everything you need is right on your doorstep.

These developments have been carefully designed to make life easier, leaving you free to enjoy your retirement.

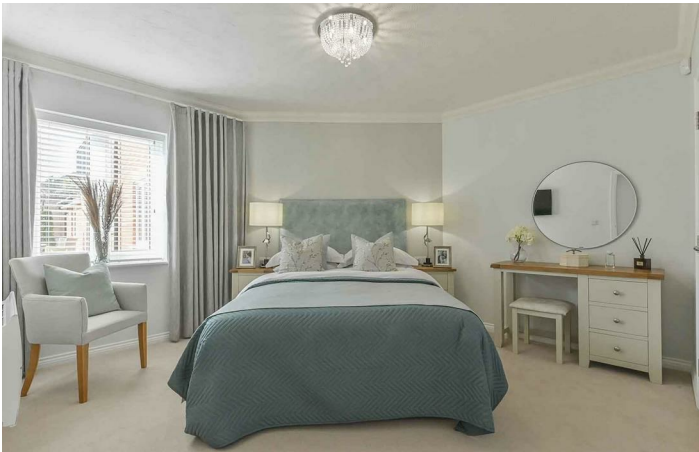
All apartments are completely self-contained with their own front door, providing you with privacy and peace and quiet when you want it. There is a choice of one and two bedroom apartments and they may all vary slightly when it comes to dimensions and position of rooms.

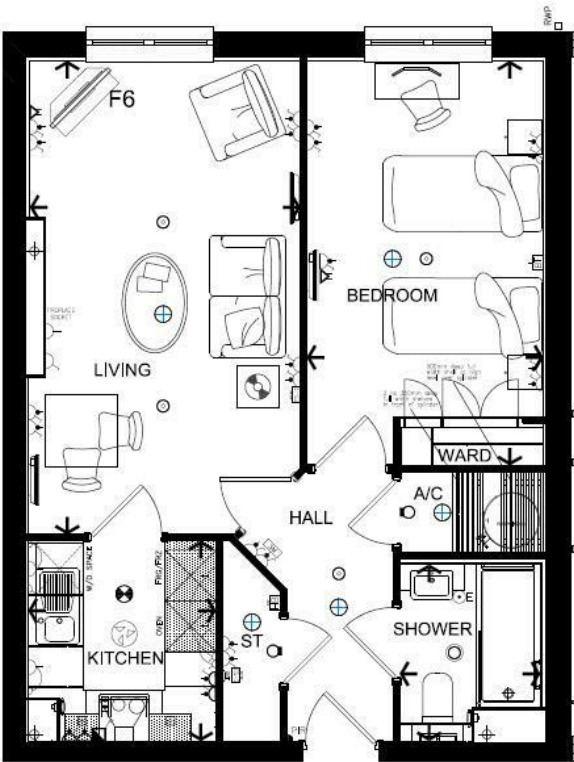
Kitchens are tiled with colour co-ordinated worktops, and come with integrated appliances.

All apartments are inspected by our Customer Services department to ensure they meet the high standard of finish and quality expected by our customers. All of the Lodges benefit from a comprehensive 10-year Building Warranty Guarantee.

The floor plan and pictures are for for guidance only for more information contact Robert Ellis.







|                  |       |                                     |        |                   |
|------------------|-------|-------------------------------------|--------|-------------------|
| Living           | Width | 10'-7" [3215] max                   | Length | 18'-6" [5630] max |
| Kitchen          | Width | 7'-4" [2230] max                    | Length | 7'-10" [2380] max |
| Shower Room      | Width | 5'-6" [1670] max                    | Length | 6'-11" [2100] max |
| Bedroom          | Width | 9'-3" [2810] max                    | Length | 15'-9" [4810] max |
| ← 7'-8" [2325] → |       | Arrows denote measurement distances |        |                   |

Although every effort has been made to ensure accuracy, exact room dimensions may vary during the course of construction and no responsibility can be accepted for any mis-statement on this leaflet, which is not a contract nor forms any part of any contract. The company also reserves the right to alter specification without notice. All information correct at time of going to press. Jan 2008



These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested.