



Flat 4, Comfrey Court, Abingdon

Abingdon

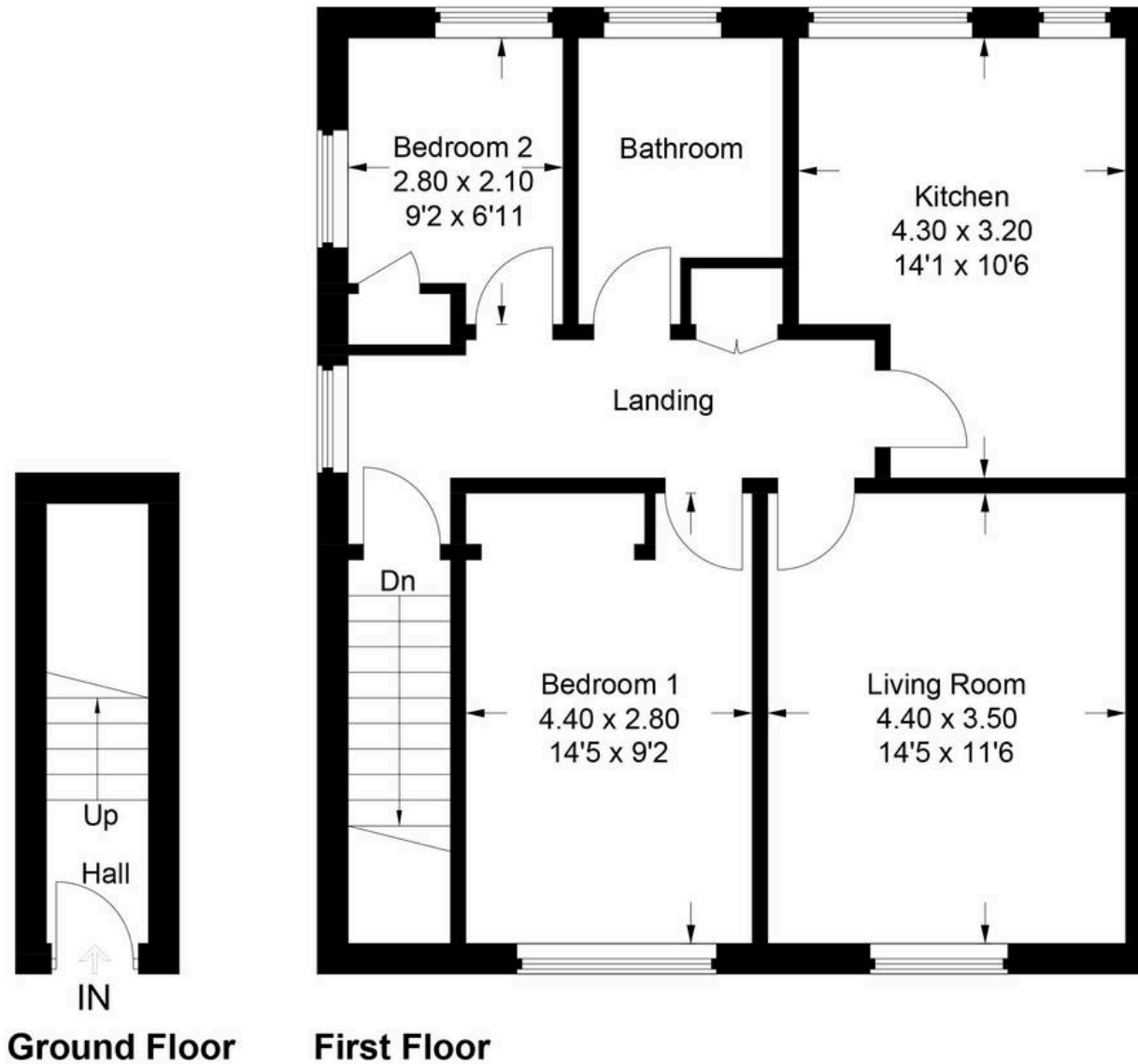
Guide Price **£235,000**

Simpsons

The Proactive Agent



Approximate Gross Internal Area = 69.0 sq m / 742 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Flat 4

Comfrey Court, Abingdon

A well proportioned first floor apartment, located just off Radley Road, offered for sale in fantastic condition.

Council Tax band: B

Tenure: Leasehold

- This spacious first floor apartment located in North Abingdon offers well proportioned accommodation, presented in superb condition
- Ample resident and guest parking to the immediate front of the property, well kept communal grounds wrap around the property, backing on to Abbey Fishponds nature reserve.
- Useful brick built 'shed/storage' ideal for storing bikes.
- Managed by Oxford City Council, the property has a 87 year leasehold term, which we are told can be extended at minimal cost. Service charge - £161 quarterly payable monthly (£53.67)
- Gas central heating with a new boiler fitted in 2023 and UPVC double glazing.
- The property is located a short walk from VOWHDC/Better Leisure Centre, the number 35 bus route to Abingdon/Oxford, The Abbey Meadows and Abbey Fishponds nature reserve.
- Master bedroom boasts a spacious fitted wardrobe



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