



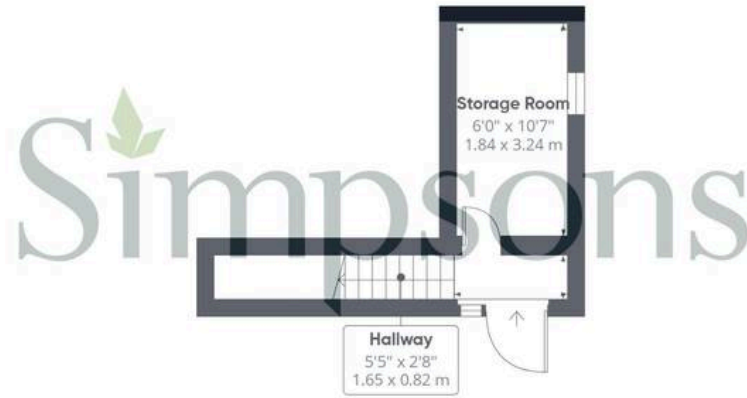
55A Tyrrells Way, Sutton Courtenay

Abingdon

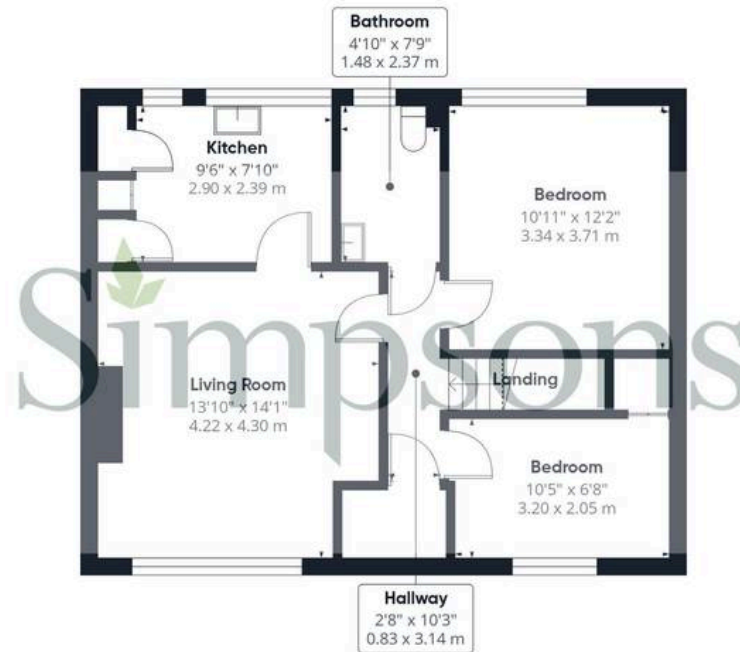
£150,000

Simpsons

The Proactive Agent



Floor 0



Floor 1



Approximate total area⁽¹⁾

686 ft²

63.8 m²

(1) Excluding balconies and terraces

Reduced headroom

----- Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

55A Tyrrells Way

Sutton Courtenay, Abingdon

This well-proportioned two bedroom first floor flat, offered with no onward chain, presents an exciting opportunity for buyers looking to put their own stamp on a property and add real value.

Council Tax band: B

Tenure: Leasehold

- No onward chain
- On street parking, located just off Tyrrells Way in Sutton Courtenay
- The property is offered to the market offering buyers an exciting opportunity to renovate and add value
- The two double bedroom first floor apartment with private enclosed garden, a spacious sitting room and separate kitchen
- On the ground floor is a generous storage room which could be converted into a separate home office.
- Within a short walk you will find Sutton Courtenay Church of England Primary School and nearby convenience shop
- 990 year lease with a service charge of £700.91 per annum.



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