



FLAT 7, FERNLEIGH

BUTTERCROSS LANE, WITNEY OX28 4DZ

Enjoying a delightful location next to The Leys recreation ground and close to the delightful Church Green, this ground floor apartment for the over 55s enjoys a private patio, communal gardens and warden facility. Flat 7 is being sold with no onward chain and is well presented throughout. The spacious accommodation includes a light and airy living/dining area with doors opening onto a private, paved patio. The well-appointed kitchen offers a modern range of units plus integrated appliances. There are two good sized bedrooms and fully equipped Jack 'n' Jill shower room.

GUIDE PRICE

£225,000



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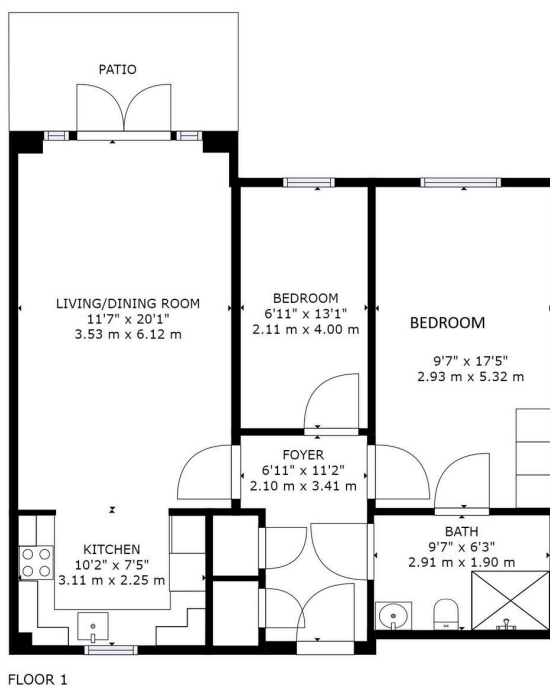
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Private patio



GROSS INTERNAL AREA
FLOOR 1: 743 sq ft, 69 m²
TOTAL: 743 sq ft, 69 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Council Tax Band

Band D
£2,527.43

Local Authority

Local Authority
West Oxfordshire District
Council

Lease Information

Lease 114 years Service Charge
£518.87 pm
50% share Rent £332.78 pm

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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