

Bartlett House, Kennington Road, Kennington, Oxford, OX1 5PE

allen & harris

Welcome to

Bartlett House, Kennington Road, Kennington, Oxford

This top floor modern apartment benefits from an open plan living/kitchen/dining room with access to a rear balcony offering a light and spacious feel. The master bedroom boasts an en-suite shower room, there is a further double bedroom and separate shower room with wc and hand wash basin. Externally the property provides one allocated parking space and access to a shared bike store. The property is located in the sought after village of Kennington, with its access to Bagley Wood for nature walks and proximity between Oxford and Abingdon. Radley and Oxford Train Stations are both under 3 miles from the apartment, with direct bus routes linking you around Oxfordshire or a direct cycle route into the city. Local amenities include Post Office, Health Centre, Pharmacy, Pubs/Cafes and Primary School.



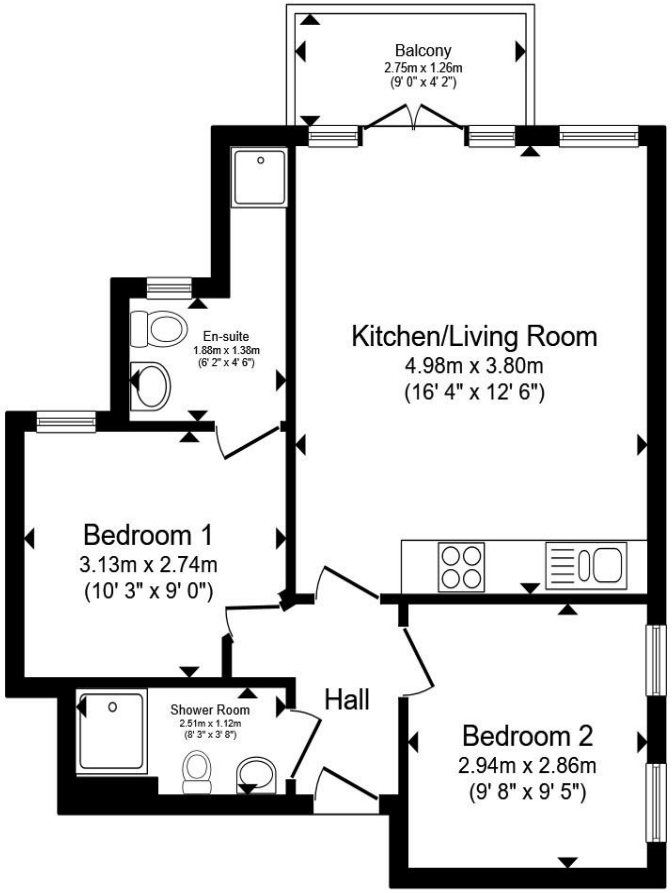












Second Floor

Total floor area 49.1 m² (528 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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- No Onward Chain
- Share of Freehold
- Two Double Bedrooms
- Two Bathrooms
- Allocated Parking Space

Tenure: Leasehold EPC Rating: B
Council Tax Band: C Service Charge: 1300.00
Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Dec 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£270,000

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.









Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/RSH106711

The Property Ombudsman

Property Ref:
RSH106711 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Allen & Harris is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

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