



WOODSTOCK CLOSE

OXFORD, OX2 8DD

**PENNY &
SINCLAIR**

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Top floor one bedroom apartment with far reaching views

Top floor apartment with far reaching views • Sought-after development • Lift access • Resident parking • Bus stop at the end of the road • Beautiful communal gardens •

DESCRIPTION

A particularly light, top floor apartment with wonderful far-reaching views situated within Woodstock Close - a sought-after development set in most pleasant surroundings, with beautiful communal gardens with tall trees. There is residents parking and garages are available to rent on a "first come, first served" basis. The accommodation comprises a communal hall, private hall, well-fitted kitchen, sitting room, bedroom with built-in cupboards, and a bathroom. The apartment also has the advantage of a lift to all floors.

SITUATION

Woodstock Close is located off the Woodstock Road and is a quiet and peaceful location, with some spectacular trees and pleasant grounds. Situated with good access to all the day-to-day shopping facilities of Summertown including a Marks & Spencer's, bars, restaurants and a cinema, with slightly further afield the comprehensive amenities of Oxford City Centre. The Woodstock and Banbury roads join directly to the Oxford ring road connecting to the A40 and M40 to London. The central Oxford rail station has regular services directly to London Paddington and the new Oxford Parkway Station is 1.8 miles away, linking to London Marylebone.





DIRECTIONS

From the offices of Penny & Sinclair proceed north along the Banbury Road taking a turning left into South Parade. At the junction with the Woodstock Road turn right and Woodstock Close will be found a short distance along on the right hand side.

VIEWING ARRANGEMENTS

Strictly by appointment with Penny & Sinclair. Prior to making an appointment to view, Penny & Sinclair strongly recommend that you discuss any particular points which are likely to affect your interest in the property with a member of staff who has seen the property, in order that you do not make a wasted journey.

TENURE & POSSESSION

The property is leasehold and offers vacant possession on completion.

Lease expires 24th March 2166.

Maintenance charge £1,000 per annum.

SERVICES

Mains water and electric. Electric heating.

FIXTURES & FITTINGS

Certain items may be available by separate negotiation with Penny & Sinclair.

COUNCIL TAX

Band C amounting to £1,700 for year 2018/19.

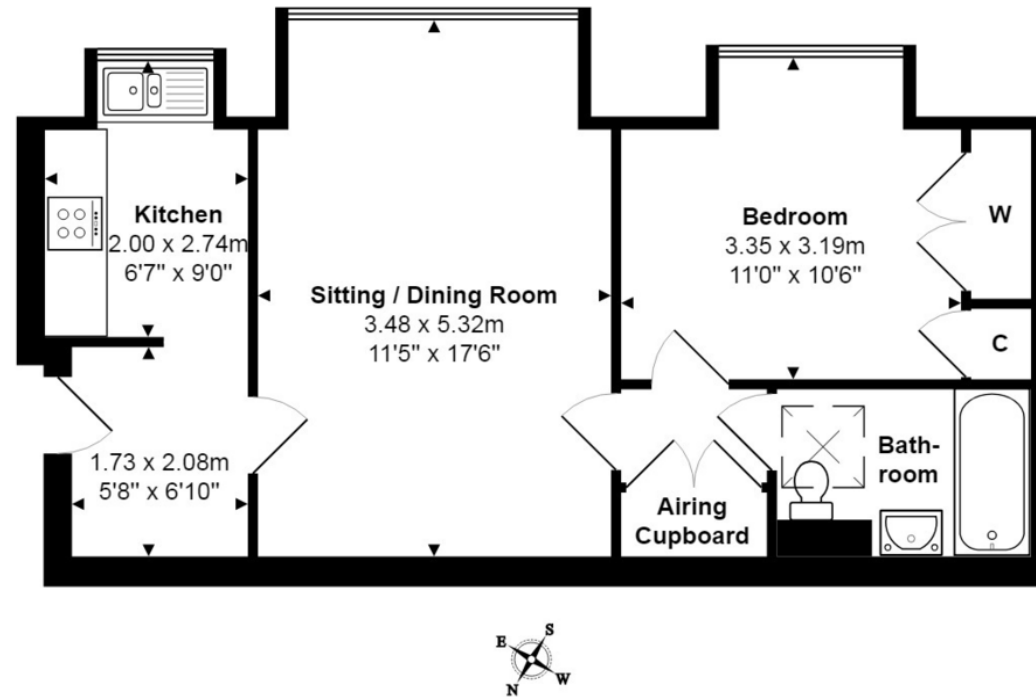
Tel: 01865 252870

LOCAL AUTHORITY

Oxford City Council, Town Hall, St Aldates, Oxford OX1 1BX

Telephone (01865) 249811





Approx. Gross Internal Area: 45.8 m² ... 493 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement.

This plan is for illustrative purpose only and should be used as such.

Drawn by E8 Property Services. www.e8ps.co.uk

**PENNY &
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