



Oakhurst, Swindon
Offers Over £115,000

VACANT POSSESSION *** First-Time/Investment Purchase *** Recently Redecorated Throughout ***

*** GROUND FLOOR APARTMENT.
Built in C.2006 *** Offered to the
market with VACANT POSSESSION ***
The Perfect First-Time/Investment
Purchase *** Recently Redecorated
Throughout *** Double Bedroom ***
Lease Length C.108 Years Remaining
From An Original 125 Year Lease ***
Ground Rent C.£125 p/a ***
Service/Management Charges
C.£1100 p/a.

The READY TO MOVE INTO
accommodation briefly comprises:
Secure communal entrance hall,
apartment entrance hall, double
bedroom with built-in wardrobe,
bathroom, spacious living/dining room
and kitchen.

This wonderful property offers superb
access to major road links such as the
A419, A420, Junction 15 of the M4
Motorway & the Great Western
Hospital. In addition, this property is
conveniently located close by to the
Orbital Retail Park & Shopping Centre
and local reputable schools. To fully
appreciate this delightful property, we
would highly recommend confirming
your appointment to view as soon as
possible!

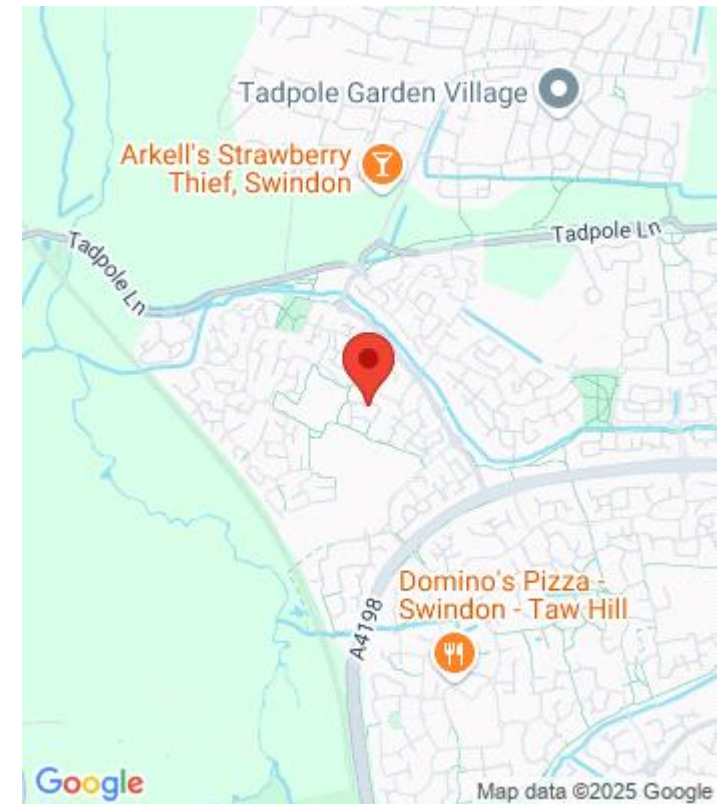
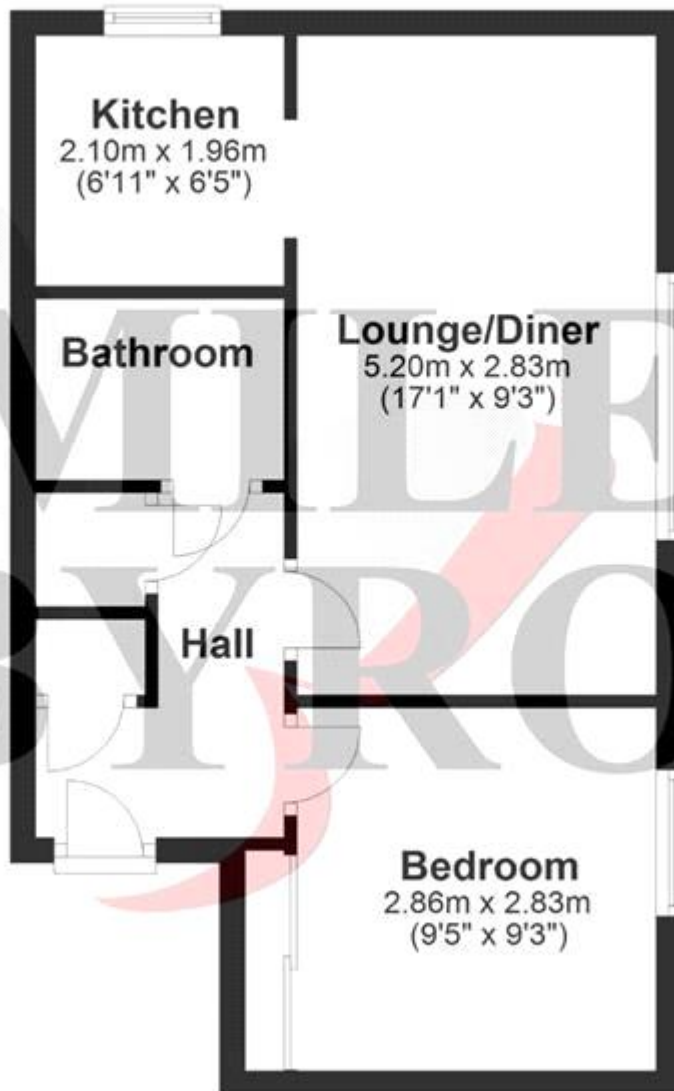
Tenure: Leasehold (108 years)
Ground Rent: £125 per year
Service Charge: £1,100 per year
Parking options: Off Street

Double Bedroom *** Lease Length C.108 Years Remaining From An Original 125 Year Lease *** Ground
Rent C.£125 p/a *** Service/Management Charges C.£1100 p/a. | Leasehold **SOLD**



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

Ground Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) 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 & Wales		EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.