



42h Wootton Road, Abingdon, Oxon, Abingdon, OX14 1JD

- 1 bedroom Penthouse apartment
- Gas central heating
- Double glazed
- Council Tax Band: B
- Open plan style Living/Dining room/Kitchen
- Communal garden
- SQ FT 562
- Large roof top terrace and decking
- Allocated parking
- EPC C

42h Wootton Road, Oxon OX14 1JD

Wootton Road, Abingdon, Oxon

1 bedroom Penthouse apartment finished to an exceptionally high standard. Unfurnished. Double bedroom. Bathroom with shower. Open plan style Living/Dining room/Kitchen with large roof top terrace and decking - fully fitted kitchen with High Gloss units in grey with laminate work tops and ceramic tiling. Zannusi appliances to include oven, glass induction hob with extractor, fridge/freezer, dishwasher, washer/dryer, gas central heating, communal garden. Allocated parking. TV Points to lounge and bedrooms served from a communal satellite system. Low cost lighting. Double glazed SQ FT 562

Compliance & Property Information

EPC Rating: C

Council Tax Band: B Vale of White Horse District Council

Broadband: Ultrafast broadband available (up to 900 Mbps – subject to provider)

Mobile Coverage: Good indoor and outdoor coverage for major networks

Flood Risk: Very low risk of surface

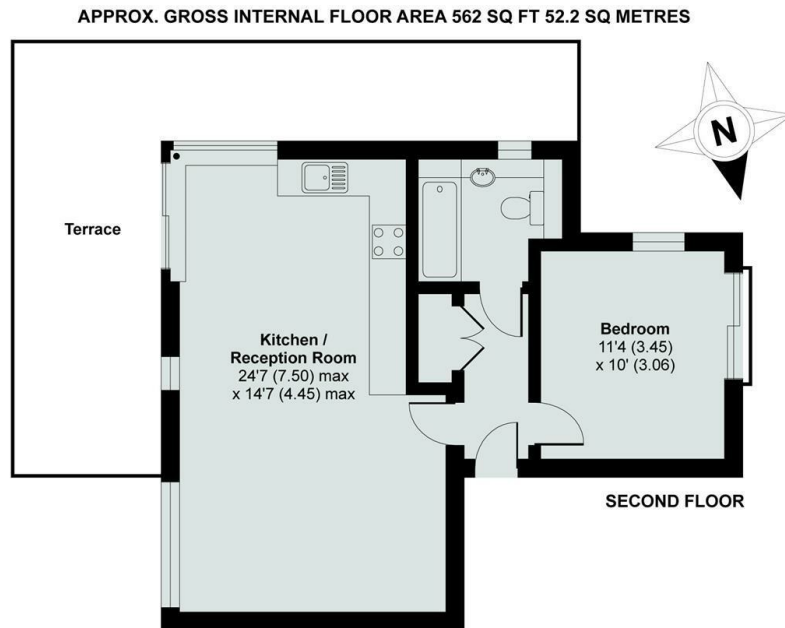


Council Tax Band: B



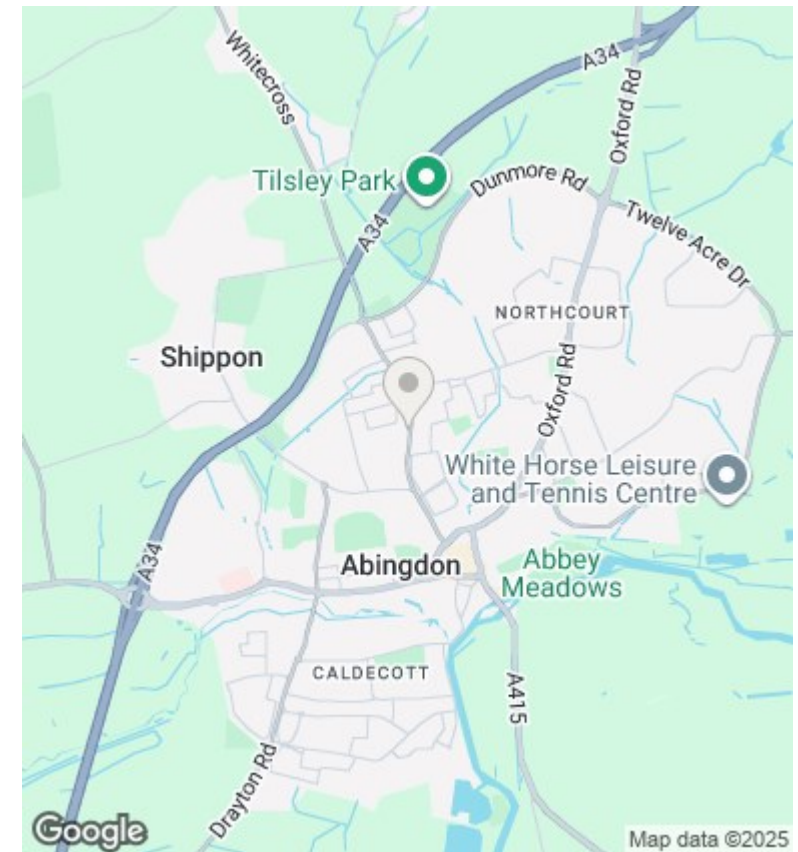






Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Directions

Viewings

Viewings by arrangement only. Call 01235 554950 to make an appointment.

Council Tax Band

B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	78	78
(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