

hillyards.



Hillyards Estate Agents bring to the market this spacious one bedroom coach house that is being offered to the market with no onward chain. The property is located on a quiet cul-de-sac on the south side of Aylesbury and within easy reach of shops, hospital & convenient transport links. Accommodation consists of 21ft lounge/diner, kitchen, bedroom with built-in wardrobe, bathroom. Other benefits include garage, landscaped private garden, secure driveway, additional allocated parking space & gas central heating. An internal viewing is recommended to truly appreciate everything this property has to offer.

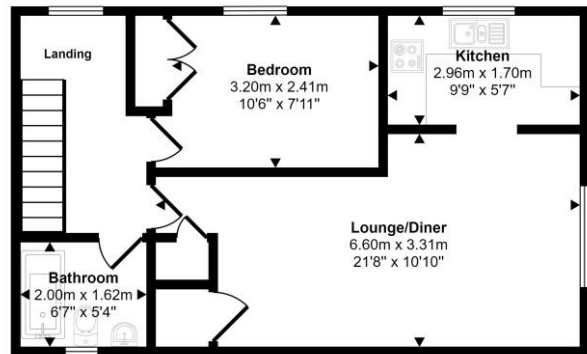
£220,000

Pavers Court, Aylesbury, Buckinghamshire. HP21 9JB

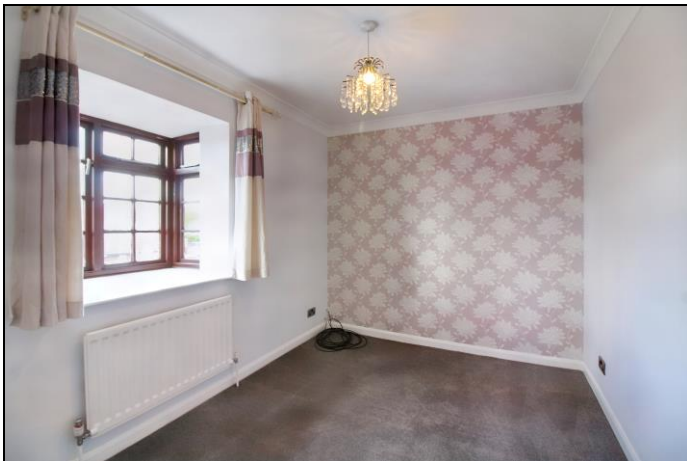
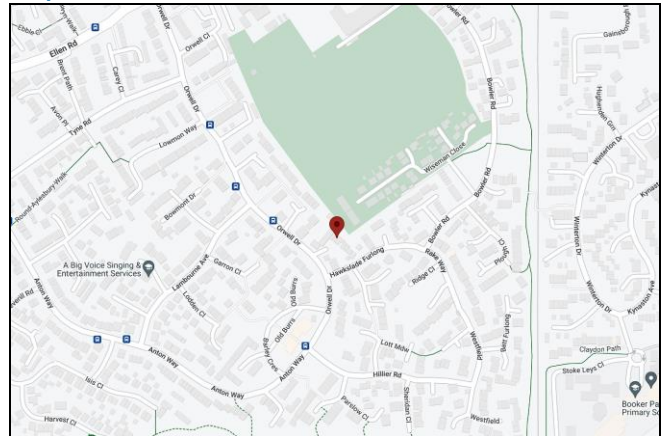
Pavers Court, Aylesbury, Buckinghamshire. HP21 9JB



Approx Gross Internal Area
58 sq m / 629 sq ft



Map



Private Garden

There is an enclosed, landscaped garden that offers a good degree of privacy with gated access from parking area.

Garage & Parking

There is a single garage with power plus gated driveway parking as well as allocated parking bay to the rear.

Lease Information

Lease length - 88 years remaining

Ground rent - £50.00 per year

Council Tax Band

B (approximately £1745.37 per annum based on 2 adults residing at the property)

Energy Performance Graph

Awaiting file.

Property Misdescription Act 1991: For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. No person representing HILLYARDS has any authority to make or give any representation or warranty whatever in relation to this property.

Money Laundering Regulations 2003: Intending purchasers will be asked to produce two forms of identification documents and we would ask for your prompt co-operation in order that there will be no delay in agreeing the sale.

Deposit: Please note that HILLYARDS take and hold a £250.00 deposit from the potential purchaser at the point of an offer being accepted in order for the property to be taken off the market.

Property Details: Awaiting vendors approval, Every care has been taken with the preparation of these particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask, or professional verification should be sought. All dimensions are approximate.

Floor plan: for illustrative purposes only, not to scale.

