



CORNERSTONE
RESIDENTIAL ESTATE AGENTS

WHITE HART COURT, WICKHAM MARKET, IP13
ORA

TENURE : LEASEHOLD

GUIDE PRICE £137,500

- First Floor Flat
- One Bedroom
- Lounge/Diner
- Central Location
- Allocated Parking
- No Onward Chain

THE ACCOMMODATION



Communal Entrance Hall

With stairs to the first floor and a door in to the...

Lounge/Diner *5.33m x 3.16m (17' 6" x 10' 4")*

(MAX measurements provided) with two windows to front aspect, two storage heaters and doors to...

Kitchen *2.13m x 1.71m (7' x 5' 7")*

With a range of cabinets, work surfaces, electric cooker, fridge/freezer, inset sink/drain unit, plumbing for washing machine and a skylight window.

Bedroom *2.82m x 2.53m (9' 3" x 8' 4")*

A double bedroom with window to side aspect.

Bathroom

Fitted with a WC, wash basin and bath with shower over, and skylight window.



Outside

There's paved grounds with some planting areas and an allocated parking space.

Lease Details

The flats at White Hart Court have a lease in place but with all flat owners having a share in the Freehold (known as Commonhold). Maintenance is managed in-house by the owners/directors and any purchaser has the opportunity to become part of that process. AS of June 2025 there are 987 years remaining on the lease. The latest annual service charge was £407.84, which includes buildings insurance. Buyers should be aware that this figure is due to increase by approximately 10% in January 2026.

THE PROPERTY & LOCATION

A well-presented one-bedroom first-floor flat in Wickham Market, situated just off the market square. The flat comprises a living/dining room, kitchen, bedroom and bathroom. There's allocated parking, electric heating, double glazed windows and no onward chain.

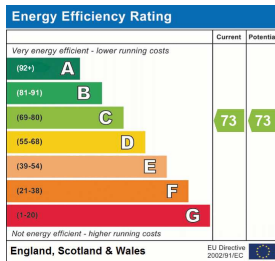
Wickham Market is a large village with an excellent range of amenities on offer, including a range of shops, restaurants, doctors' surgery, library, dentist, a primary school and a church. The A12 is within easy reach, along with Woodbridge, and there's a mainline railway station at Campsea Ashe.



TO ARRANGE A VIEWING OF THIS PROPERTY OR
TO SEE HOW WE CAN HELP YOU MOVE CALL US ON 01394 547000



While we try and be as accurate as we can with our floorplans, they are for guidance only and should not be relied upon.



Address: White Hart Court, IP13

Council Tax Banding : A

Lease Length: 987 years; Service Charge: 407.84 pa

We understand from our vendor that the property is connected to a mains gas supply, electricity, water and drainage.

Please visit Ofcom - to view the mobile and network coverage



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Disclaimer

Whilst every care has been taken in the preparation of these particulars, and they are believed to be correct, they are not warranted and intending purchasers/lessees should satisfy themselves as to the correctness of the information given