



DOWNER & CO

TRUSTED SINCE 1988

75 Jago Court, Newbury RG14 7EZ
Price: £225,000

Features.

-  1
-  2
-  2

NO ONWARD CHAIN

Description.

Stylish and immaculate two double bedroom ground floor apartment with direct access from the living room to the communal garden. Located on the south side of Newbury, within walking distance to the train station and town centre beyond this stunning apartment also offers No Onward Chain. The interior has been re-carpeted and decorated throughout and a very smart kitchen installed.

The accommodation includes security entry system with communal hallway to access to the only ground floor apartment in this block, front door into entrance hall, living/dining room with French doors to the garden, kitchen, master bedroom with built-in wardrobes and en-suite bathroom with separate shower cubicle, second double bedroom again with wardrobe and spacious shower room with further utility cupboard in the hallway. Outside there are well kept communal gardens, bin & bike store and allocated parking space with further spaces for visitors on a free-for-all basis.



Location.

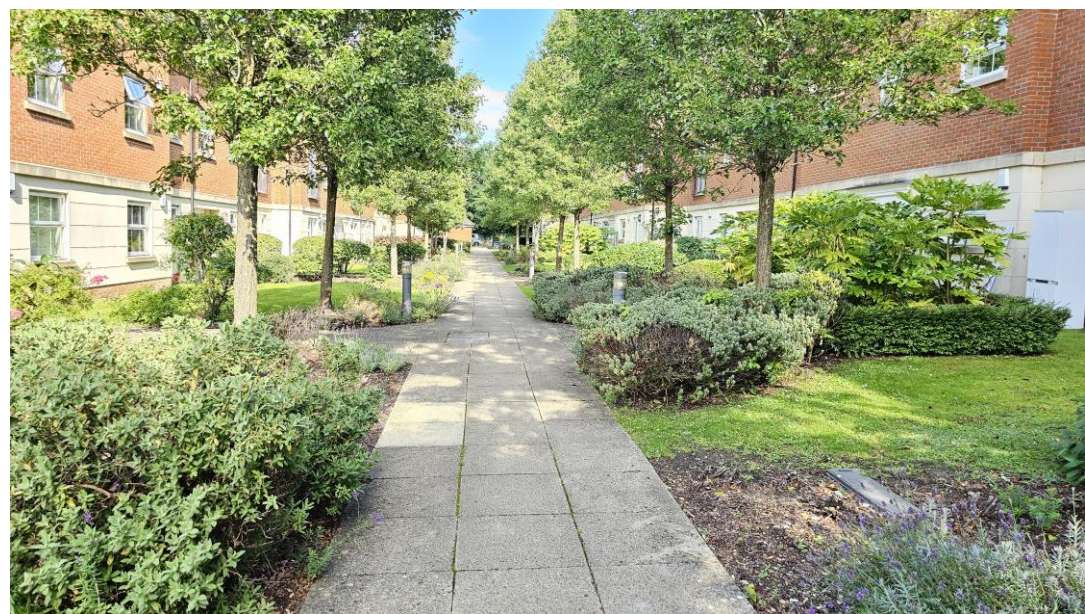
Jago Court is located on the south side of Newbury within walking distance of the train station and town centre. The pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. Newbury also has a mainline train station with services direct to Reading and London Paddington.

Service Charge and Lease Details

Lease: 106 years remaining

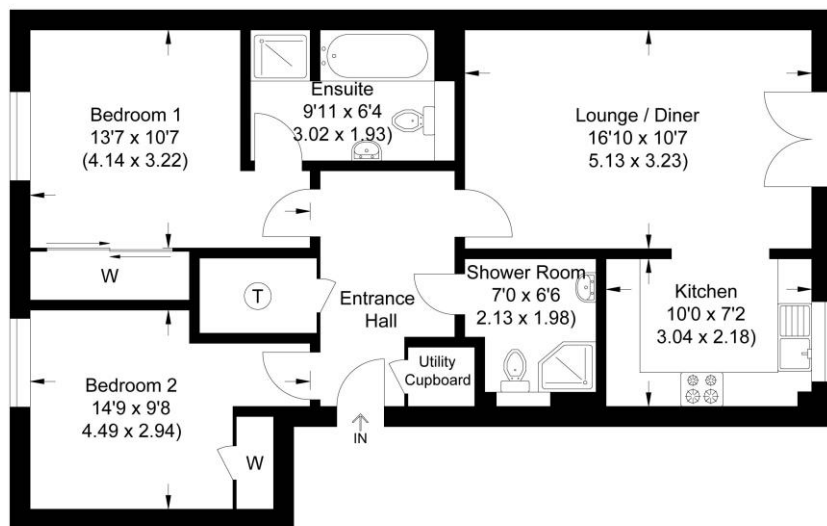
Service Charge: £1,160 per annum.

Ground Rent: £200 per annum.





Approximate Gross Internal Area
69.73 sq m / 750.56 sq ft



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Important Notice

PROPERTY MISDESCRIPTIONS ACT 1991

The information in this document is indicative and is intended to act as a guide only. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. We would like to point out that all photographs are taken with a wide angle lens and any fitted appliances have not been tested.

Energy Efficiency Rating

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

EPC: C

COUNCIL TAX BAND: C
2025/2026: £2,156.19.

TENURE: LEASEHOLD

For more information on this property or to arrange a viewing please call the office.

Alternatively, visit our website below to view all the details of this property online.

Downer & Co Estate Agents
44 Cheap Street
Newbury
Berkshire
RG14 5BX

01635 523777

www.downer.co.uk