



JUNIPER DRIVE, WESTON TURVILLE, AYLESBURY

PRICE £210,000

LEASEHOLD

Immaculate one bedroom first-floor flat in the desirable village of Weston Turville. Offering easy access to Aylesbury town centre and excellent road links, the property is also conveniently close to Stoke Mandeville train station. Accommodation includes a bright open-plan living/kitchen area, a well presented bedroom and bathroom. Further benefits include allocated parking.



JUNIPER DRIVE

• WESTON TURVILLE • IMMACULATE ONE
BEDROOM FIRST-FLOOR FLAT • BRIGHT
OPEN-PLAN LIVING/KITCHEN AREA • SECURE
GATED CAR PARK • CLOSE TO STOKE
MANDEVILLE TRAIN STATION • EASY ACCESS
TO AYLESBURY TOWN CENTRE • WELL
PROPORTIONED BEDROOM



LOCATION

Weston Turville has a small selection of shops, several pubs with restaurants and an Ofsted-rated 'Good' C of E junior school. In addition there are rugby & golf clubs as well as a reservoir for sailing and angling. The nearby Holiday Inn provides a health club with a gym and swimming pool Aylesbury (3.4m) offers more comprehensive shopping and grammar schools for boys and girls. Buckinghamshire is renowned for its state and private education (details from the local authority). Stoke Mandeville (1.8m) and Wendover (3.1m) provide a train service to London Marylebone in 53 and 49 mins, respectively.

ACCOMMODATION

The property is presented in great condition throughout and welcomes you via a hallway complete with useful built-in storage cupboards. The bathroom features a WC, wash basin and a bathtub with shower over.

The well-proportioned bedroom provides a comfortable and peaceful space, while the bright and airy open-plan living/kitchen area forms the heart of the home. The kitchen is fitted with an inset electric hob, oven, cooker hood, and offers space for a washing machine, dishwasher and fridge. The living area enjoys plenty of natural light, making it a relaxing and versatile space.

Further benefits include one allocated parking space within a secure gated car park.

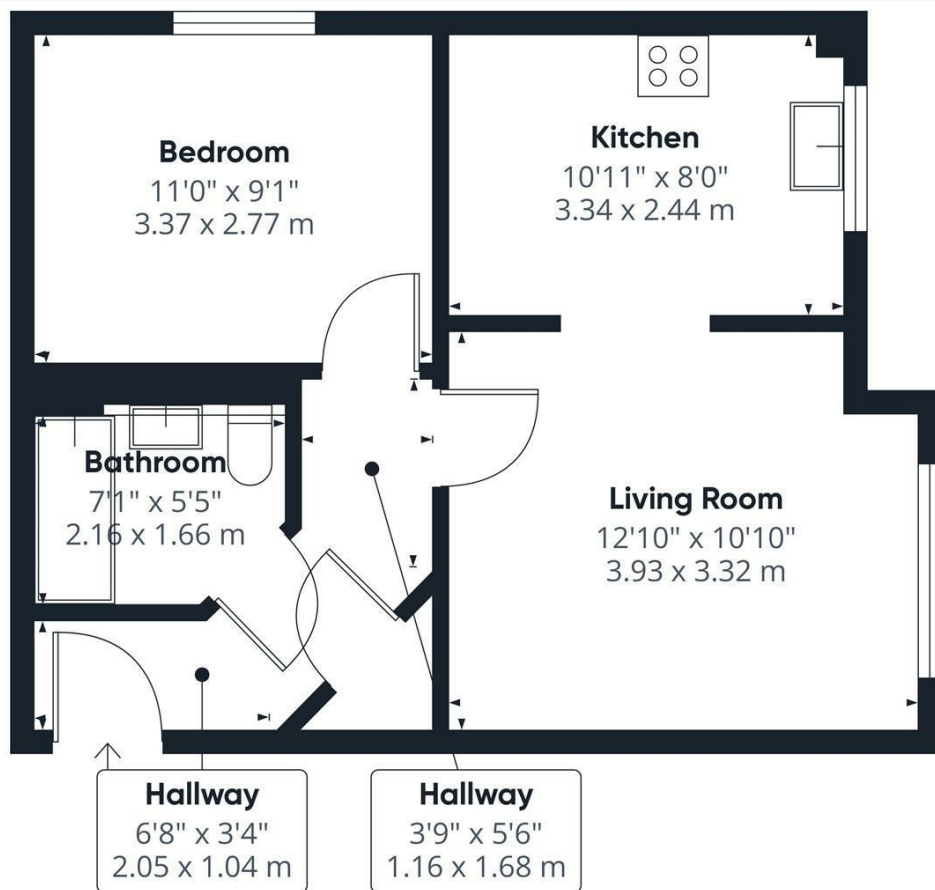
This stylish and conveniently located property is perfect for first-time buyers, downsizers or investors.

NOTES

LEASE INFO - 125 year lease with 105 years left.
Ground Rent £392.81 pa. Service Charge £1778.73 pa.

JUNIPER DRIVE





Approximate total area[®]
427 ft²
39.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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	82	86
	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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