

2 Bedroom Modern Apartment CENTRAL LOCATION

52 PUTMAN STREET, AYLESBURY
BUCKINGHAMSHIRE HP19 8JG



TEL. 01296 761 331
EMAIL; HELLO@WESOLDIT.CO.UK



LOCATION

Set in the central position within Aylesbury near by to White Hill Park, and a short walk of the town centre offering a wealth of facilities such as shopping and leisure facilities. Putman Street is just over a miles walk from the London-bound mainline Train Station connecting with London Marylebone in under an hour. Aylesbury itself is surrounded by vast countryside

THIS HOME FEATURES

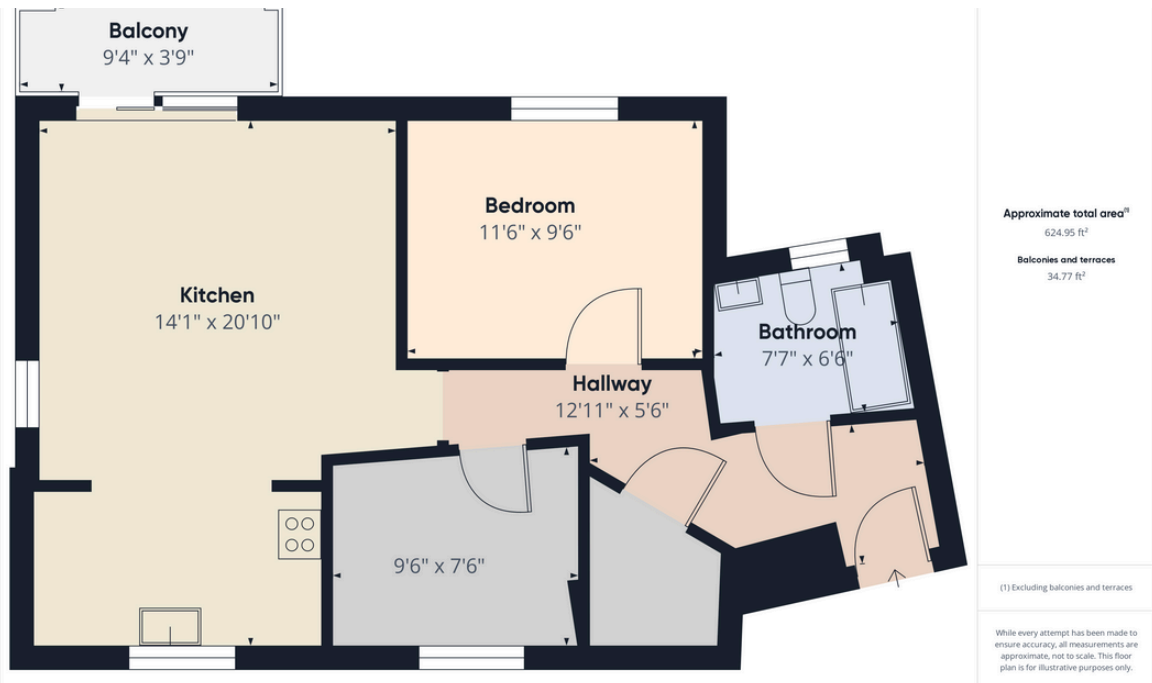
WELL PRESENTED
TWO BEDROOMS
OPEN PLAN LIVING SPACE
BALCONY
MODERN FITTED KITCHEN
WALK TO TOWN
WALK TO TRAIN STATION
ALLOCATED PARKING

and offers an array or green spaces and walks to explore. With a University campus, National Spinal Unit and training hospital in the shape of Stoke Mandeville Hospital and the manageable commute make Aylesbury a popular destination for renters.



WeSoldIt.co.uk is pleased to offer this stylish two-bedroom apartment, ideally located just a short walk from Aylesbury town centre and the London-bound mainline train station. Set on the first floor, this modern home is accessed through a secure communal entrance with a security entry system, providing peace of mind. Inside, you'll find a welcoming entrance hall leading to a spacious open-plan living area, complete with a private balcony. The contemporary kitchen is fitted with high-quality appliances, while allocated parking adds to the convenience. Perfectly positioned for commuters and those seeking a central lifestyle, this apartment offers comfort and practicality in equal measure.





Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	82 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

VIEWINGS

Strictly by appointment with
WeSoldIt.co.uk

MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your prompt co-operation in doing so to limit any delay in agreeing a sale.

THE CONSUMER PROTECTION REGULATIONS 2008 We the Agent have not tested any apparatus, equipment, fixtures and fittings or services and cannot verify that they are in working order or fit for the purpose. We advise any buyer to obtain verification from their Solicitor or Surveyor.

The Tenure of a Property as referenced is based on information supplied by the Seller. We the Agent have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

We would advise you check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require, or professional verification should be sought. We would recommend you do this, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and complete accuracy cannot be guaranteed. All dimensions are approximate. Floor Plan: For illustrative purposes only, not to scale.

*Fastest Train from Aylesbury to London Marylebone



Tel. 01296 761331
hello@WeSoldIt.co.uk