



**Ock Street, Abingdon, OX14 5DL**

**welcome to**

**Ock Street, Abingdon**

*New to the market is this one bedroom converted ground floor apartment in central Abingdon. The property consists of an open plan kitchen and living room, as well as a bathroom and a spacious bedroom.*



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*This spacious apartment is located on Ock Street and is just a short distance away from Abingdon's most popular amenities such as highly rated restaurants, shops and leisure centres. Ock Street is also in close proximity to bus links providing access to Oxford and its surrounding villages.*

### **Agents Note:**

The property is held on a leasehold title but we understand that the buyer will benefit from a Share of the Freehold with the other flats on completion. Details of the share arrangement will be provided during the conveyance. We would ask that enquiries are raised in regard to this type of transaction through your conveyancer and seek confirmation of lending ability before proceeding.



**view this property online** [allenandharris.co.uk/Property/ABI105514](https://www.allenandharris.co.uk/Property/ABI105514)



welcome to

## Ock Street, Abingdon

- One Bedroom Apartment
- Ground Floor
- Close to Amenities
- Close to Transport Links
- Share of Freehold

Tenure: Leasehold EPC Rating: D

offers in excess of

**£210,000**



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This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Property Ref:  
ABI105514 - 0010

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Please note the marker reflects the  
postcode not the actual property

  
allen & harris



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