



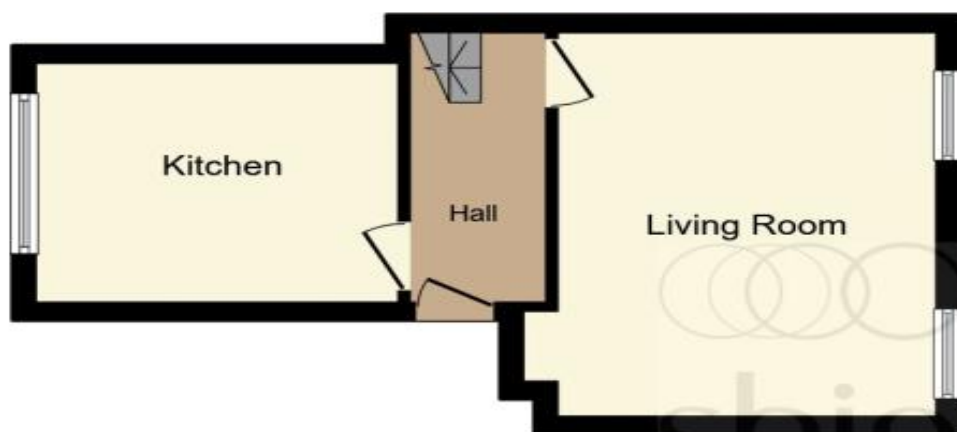
The Whitehouse High Street, Henley-In-Arden B95 5GA

welcome to

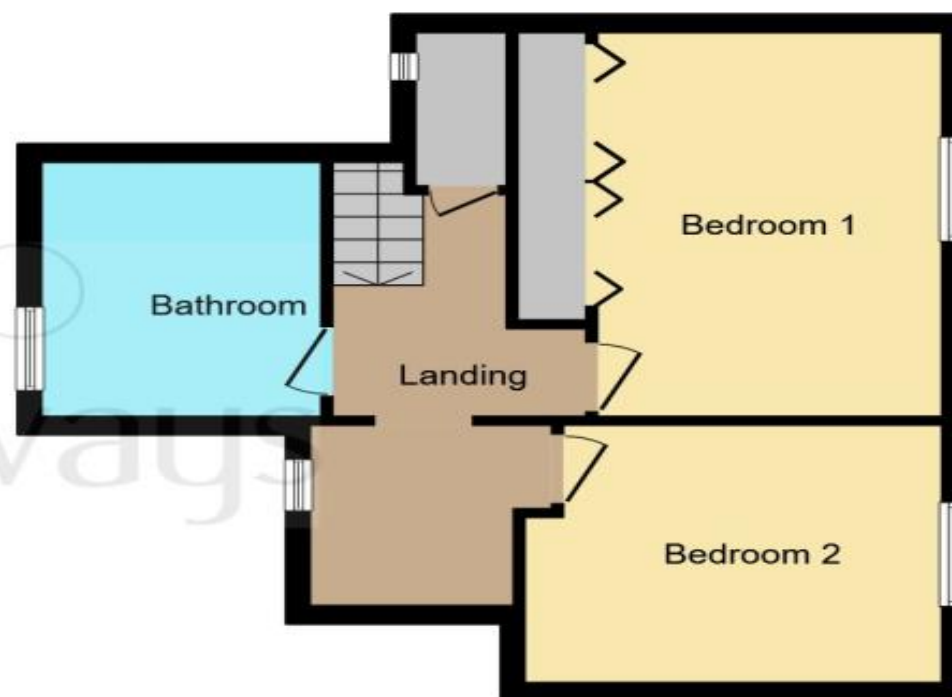
The Whitehouse High Street, Henley-In-Arden

Grade 2 listed property Notice - 14 The White House, B95 5GA. We are acting in the sale of the above property and have received an offer of £222,500. Any interested parties must submit any higher offers in writing to the selling agent before an exchange of contracts takes place. EPC Rating D





Ground Floor



First Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Approach

Up steps leading up to secure communal entrance door.

Communal Entrance

Hallway leading up to accommodation front door.

Entrance Hall

Gives access to kitchen, lounge, and stairs to the first floor, Central heating radiator.

Kitchen

10' 5" max x 8' 9" max (3.17m max x 2.67m max)
Single glazed window to rear. Wall and base units.
Reduced ceiling height due to stairs. Space for oven and washing machine. Integrated fridge, freezer, and dishwasher. Gas hob with extractor hood. Sink and drainer with mixer tap. Tiling to splash prone areas.

Lounge

14' 8" max x 10' 9" exclude recess (4.47m max x 3.28m exclude recess)
Two single glazed windows to front. Coving. Two central heating radiators.

Landing

Gives access to the bathroom, storage cupboard and inner hall to bedrooms.

Storage Cupboard

Fitted shelving.

Bathroom

Single glazed window to rear, Central heating radiator. Bath with mixer tap. Corner shower with screen. Sink and pedestal. Close coupled toilet. Tiling to splash prone areas.

Inner Hall

Step up. Gives access to two bedrooms. Single glazed window to the rear.

Bedroom One

14' 4" x 9' 11" exclude recess (4.37m x 3.02m exclude recess)

Two single glazed windows to the front. Two central heating radiators. Fitted wardrobes.

Bedroom Two

12' max x 9' 7" into wardrobes (3.66m max x 2.92m into wardrobes)
Step down to room. Single glazed window to the front. Fitted wardrobes. Central heating radiator.
Loft hatch,

Agents Note

This is a grade 2 listed building. The property does not come with parking.

Agents Note

This property is being sold as seen. We have limited information available with regards to the property information.



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welcome to

The Whitehouse High Street, Henley-In-Arden

- Two Double Bedroom Duplex Apartment
- Grade II Listed Character
- Extended Lease
- Ideal location on High Street, Henley

Tenure: Leasehold EPC Rating: D

Council Tax Band: D Service Charge: 2479.20

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 189 years from 21 Mar 1973. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£170,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
RDC109816 - 0015

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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