



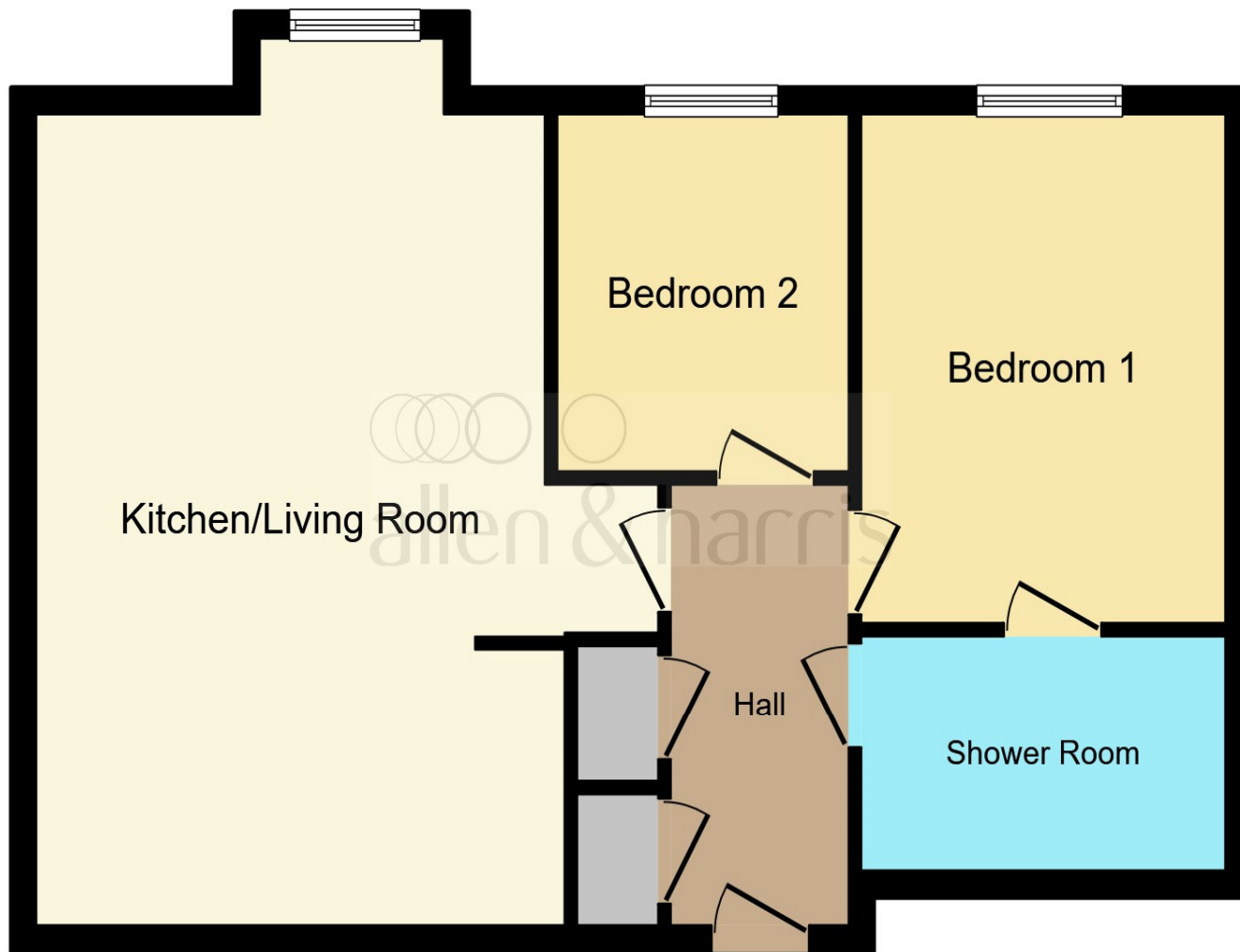
Tumim Court, Wallingford OX10 9FX

Welcome to

Tumim Court, Wallingford

Thoughtfully designed apartment situated on the top floor enjoying fantastic views across Wallingford, the apartment enjoys open plan living/dining/kitchen, two double bedrooms and wet room shower. Further benefits from a fully integrated kitchen, underfloor heating and each apartment considers the needs of the less able-bodied. The apartments are fully wheelchair accessible with lifts from ground to first and second floors. Communal areas include a dining room, lounge, conservatory and TV room. A guest en-suite bedroom will be available to hire for overnight guests. A storage charging room for mobility scooters has also been designed into the building. This is your home to enjoy as you wish and you have the added benefit of an on-site management and care team.





Entrance Hall

Open Plan Living Room

14' x 17' 8" narrowing to (4.27m x 5.38m
narrowing to)

Kitchen, Fully Integrated

15' 2" x 8' 1" (4.62m x 2.46m)

Master Bedroom

14' 6" x 10' 1" (4.42m x 3.07m)

Wet Room Shower

Bedroom 2

10' 2" x 8' 3" (3.10m x 2.51m)

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Welcome to

Tumim Court, Wallingford

- Shared Ownership Over 55's Scheme
- Stunning 2 Bedroom Apartment
- Top Floor Position
- Communal Lift
- Extra Care Amenities on Site
- Allocated Parking

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 3205.80

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

Situated in the picturesque Oxfordshire town of Wallingford, a series of footpaths link the development to the town centre. It is close to the banks of the River Thames, fashionable boutiques, coffee bars and antique shops alongside the famous ruined castle and majestic churches.

£225,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/WLF104999



Property Ref:
WLF104999 - 0007

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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