



PARK STREET  
THAME OXFORDSHIRE





## 67 PARK STREET THAME OXFORDSHIRE

- SPACIOUS AND MODERN TWO BEDROOM GROUND FLOOR OVER 55's APARTMENT
- RECENTLY RE-FITTED LUXURY SHOWER ROOM SUITE
- CONVENIENTLY POSITIONED IN THAME TOWN CENTRE.
- ALLOCATED PARKING, AND ATTRACTIVE REAR SUN TRAP COURT-YARD GARDEN
- ELECTRIC CAR CHARGE POINT

A MOST IMPRESSIVE TWO DOUBLE BEDROOM APARTMENT,  
PERFECTLY SITUATED WITHIN A LEVEL WALK TO THAME  
TOWN CENTRE.

***£295,000 GUIDE PRICE***

**TIM RUSS**  
& COMPANY

## The Property

What a super property this is! Perfectly positioned, a most attractive, over 55's apartment situated in the sought after Seymour Court development.

The property is a short level walk to the town centre of Thame.

This well appointed two double bedroom ground floor apartment offers private allocated parking complete with electric car charging point and sun trap South facing court-yard garden to the rear.

As you enter the property via it's own front door, the welcoming entrance hall provides access to the kitchen and sitting room. The kitchen area offers an excellent range of wall and base units complimented with solid quartz stone worktops. There is also an array of integrated appliances, five ring gas hob and double oven.

The sitting/area is a lovely space, perfect to relax in anytime of the day.

The two double bedrooms and recently re-fitted shower room/bathroom complete the accommodation.

For further convenience, the local M&S Simply Food is within moments of the property.

## Location

Thame is a traditional Oxfordshire market town close to the lovely Chiltern Hills and the historic City of Oxford. Thame offers an excellent range of shops from individual specialists to well-known chains such as: Waitrose, Boots and Sainsbury's with a lively market on Tuesdays. The town has good community facilities, new modern library and there are a good choice of coffee houses, restaurants, public houses, and clothing shops including Crew, Fat Face and White Stuff.

For London and the M25 access to the M40 motorway is approximately 6 miles away and Haddenham & Thame Parkway (3 miles) provides a regular service to London Marylebone (approximately 40 minutes) and Birmingham There is an excellent range of both primary and secondary schooling in the area.

**Post code for SatNav: OX9 3HU**

## Viewings

Strictly by appointment only.

## Mortgage

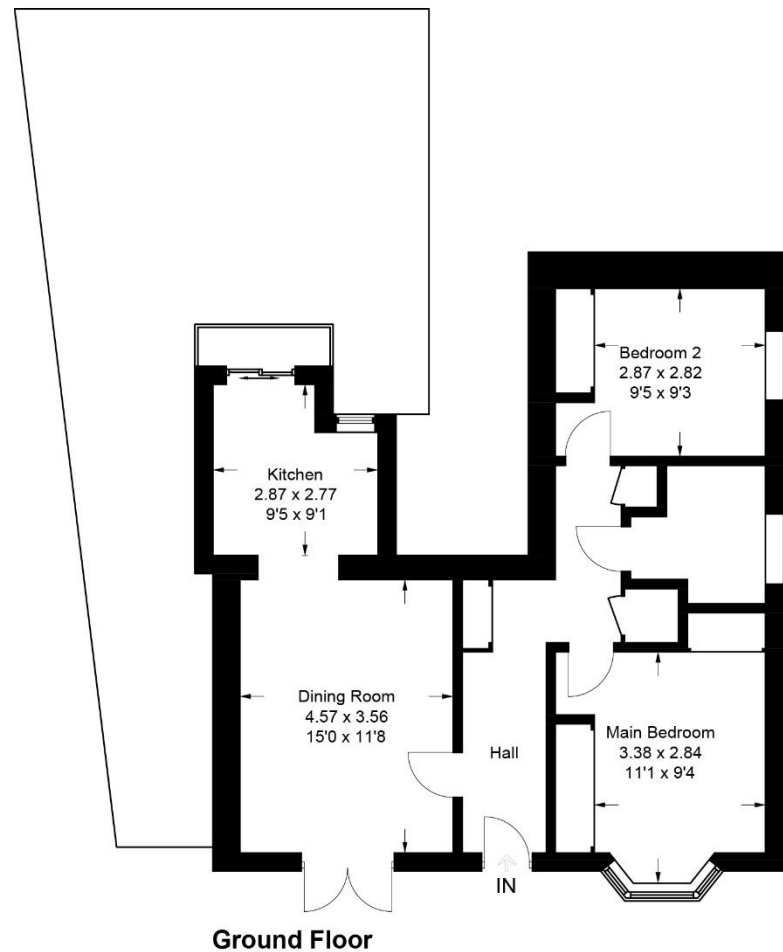
Contact your local Tim Russ & Company office who can introduce you to their professional financial advisor.

## Additional Information

- **Council Tax Band - B**
- **EPC Rating –**
- **Services – Mains electricity, water, drainage and gas fired central heating**
- **Local Authority – S.O.D.C**
- **Tenure – LEASEHOLD**
- **Ground Rent & Services - £250p/m**

Ref: TH/





Ground Floor

## 67 Park Street

Approximate Gross Internal Area = 65.9 sq m / 709 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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