



Berkeley Road, Thame - OX9 3TQ

Guide Price £210,000

 **TIM RUSS**
& Company



Berkeley Road

Thame, Oxfordshire

- TWO BEDROOM FIRST FLOOR FLAT
- BRIGHT SITTING/DINING AREA
- PRACTICAL KITCHEN WITH FOUR RING GAS HOB
- EXCELLENT STORAGE OPTIONS & USAGE OF THE LOFT SPACE
- AMPLE RESIDENTS PARKING
- 110 YEARS LEASE REMAINING
- EXCELLENT LOCATION OFFERING EASE OF ACCESS FOR THE BUSTLING HIGH STREET



Berkeley Road

Thame, Oxfordshire

Step into this bright & airy two-bedroom first floor flat that boasts a spacious and presentable interior. The bright sitting/dining area is perfect for relaxing or entertaining guests, while the practical kitchen with a four-ring gas hob is a chef's delight. This immaculate flat offers excellent storage options and even makes use of the loft space, ensuring everything has its place. With ample residents parking and 110 years left on the lease, this property would make an excellent first time or investment purchase. Located in a quiet tucked away spot, this flat offers easy access to the bustling High Street, making it a convenient choice for anyone looking for a new home.

Outside

There are lawned communal areas to the front and rear with attractive trees offering a leafy approach. Ample residents parking is available.

Council Tax band: B

Tenure: Leasehold - 125 years from January 2010

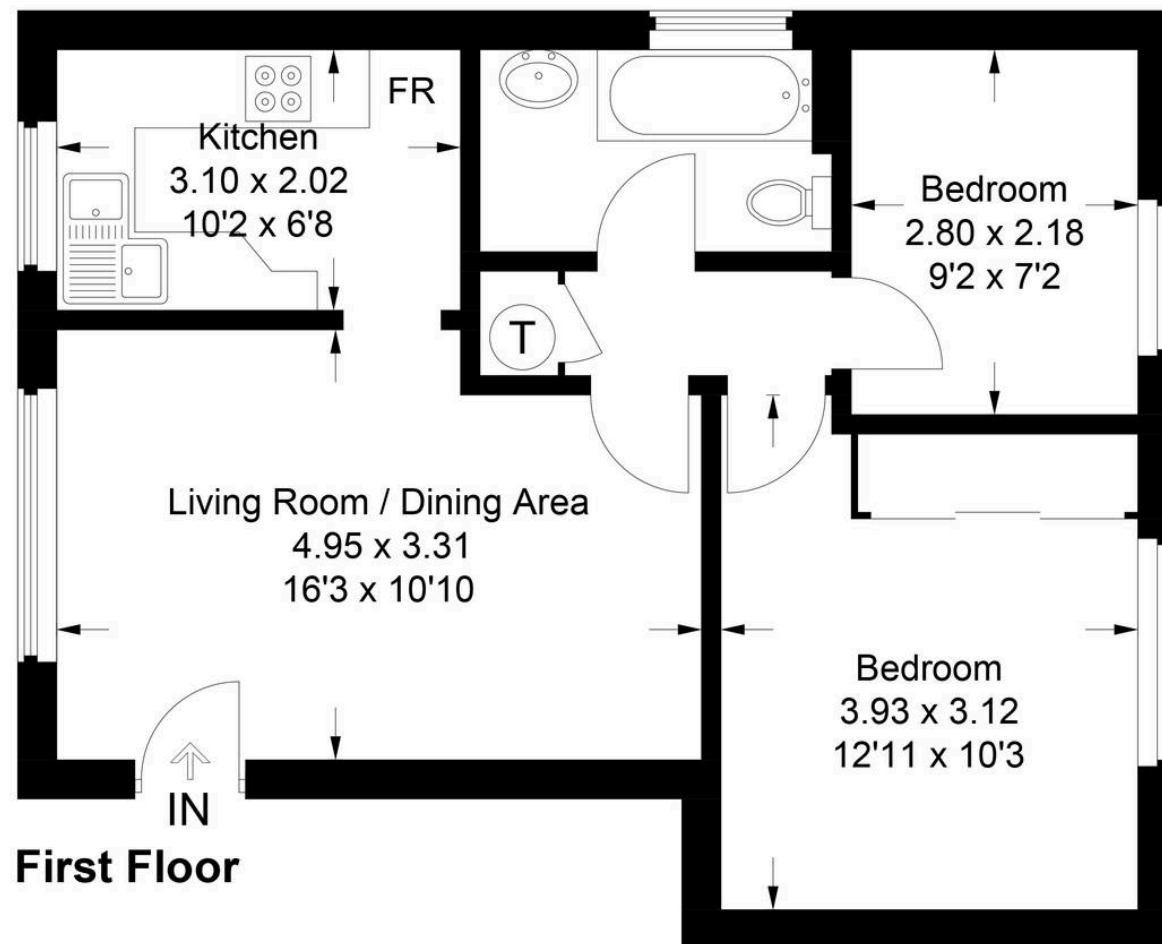
Ground Rent - £200 P/A

Service Charge - £634 P/A

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





First Floor

17 Berkeley Road

Approximate Gross Internal Area
49.0 sq m / 527 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.
© CJ Property Marketing Ltd Produced for Tim Russ & Company



Tim Russ and Company

Tim Russ & Co, 112 High Street - OX9 3DZ

01844 217722 • thame@timruss.co.uk • timruss.co.uk/

