## WE VALUE



## YOUR HOME



\*Available from Mid-August for Long-Term Let, Unfurnished\*

This first-floor apartment at Brewhouse Yard combines original period features with modern convenience. The spacious open-plan kitchen, dining, and living area is complemented by fully integrated appliances, creating a stylish and practical space. The double bedroom includes a built-in wardrobe, while the contemporary threepiece bathroom adds to the home's comfort.

Situated in the heart of Wallingford, the apartment is just a short walk from shops, restaurants, and green spaces. Excellent transport links connect to nearby villages, as well as Reading and Oxford for onward travel.



















- AVAILABLE FROM MID-AUGUST FOR LONG-TERM LET, UNFURNISHED
- WALLINGFORD TOWN CENTRE LOCATION
- FIRST FLOOR APARTMENT
- PREMIUM NOBILIA KITCHEN WITH INTEGRATED APPLIANCES
- KARNDEAN FLOORING IN KITCHEN/LIVING AREA
- ORIGINAL FEATURES THROUGHOUT
- BEAUTIFUL MEWS COURTYARD SETTING
- DOUBLE BEDROOM WITH BUILT-IN WARDROBE









Energy Efficiency Graph

#### Floor Plan

# FIRST FLOOR GROUND FLOO 0 BEDROOM 1 13'6" x 12'6" 4.12m x 3.81m BATHROOM KITCHEN/DINING/LIVING 19'6" × 16'11" 5.95m × 5.15m AC Vihilst every attempt has been made to ensure the accuracy of the toorpian contained here, measurements' of doors, windows, nooms and any other fems are appointed and the properson that is a term of any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and applications shown have no been tested and no guarantee as to their operability or efficiency can be given. Made with fereport \$2025





### Viewing

Please contact our In House Sales & Lettings Office on 01491 839999 opt. I

if you wish to arrange a viewing appointment for this property or require further information.

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