



Oliver  
James



# Quakers Court, Abingdon, OX14 3PY

**Offers Over  
£300,000**

## **Description**

A stylish and Impressive larger style second floor apartment accessed via a spacious and very welcoming communal entrance with twin lifts and stairs accessing all floors and the underground allocated parking.

The apartment is situated on the second floor and has a lovely aspect overlooking the front courtyard and a short walk from Waitrose, Abbey Meadows and the town centre.

A spacious reception hall leads through to the large reception room, open plan to the well equipped kitchen featuring integrated appliances and providing a dining space within the 17ft x13ft space.

The property features two double bedrooms with the bay fronted principal bedroom featuring an en-suite with larger styled shower enclosure plus a contemporary main bathroom. Central heating is gas to radiators, double glazing and is presented in excellent order. Outside the property there is a large courtyard to the front, discreet bin stores, secure bike storage and access to the underground parking area with lift and stair access directly to the communal areas. A short walk from the apartment to the Oxford bus stops located in the Vineyard.





## Location

The property is situated just off the town centre, a short walk to the town centre shops and the river Thames and the Oxford bus stops in the Vineyard.

The market and riverside town of Abingdon is situated c.6 miles from the city of Oxford and within the town there are excellent shopping and leisure facilities.

Numerous well regarded state and private schools are close by, plus Frilford Heath and Drayton golf courses.

Within easy reach is Didcot Station (c.8 miles) where London (Paddington) is reachable in 35 minutes.

**Agents Notes** The property is leasehold with a 125 year lease from 01.06.2004 and situated on the second floor of the building.

Ground Rent £125 p/a Service charge £2122 p/a. Council Tax banding C, EPC rating B.

Mains gas, water, drainage and electricity are connected. The property has not flooded in the last 5 years.





## Quakers Court, OX14

Approximate Gross Internal Area = 77.6 sq m / 835 sq ft

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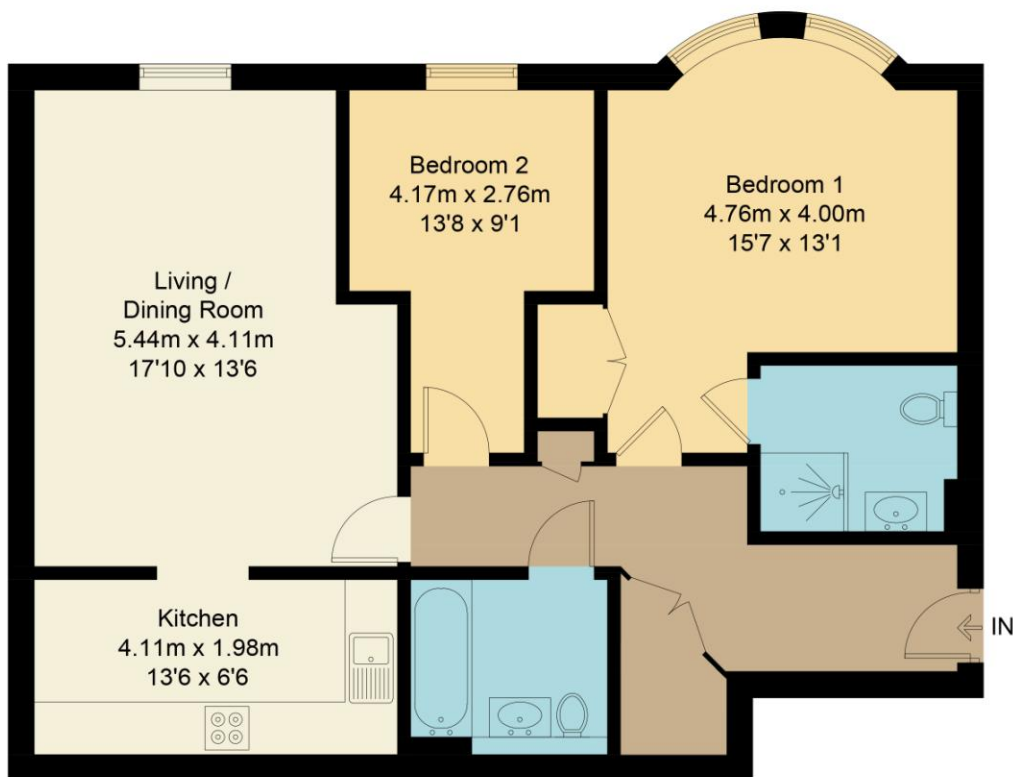
For further information, please contact:

### Abingdon Office

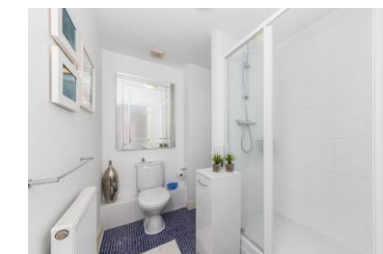
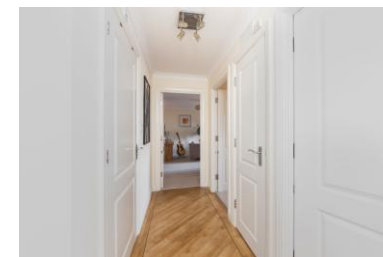
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