

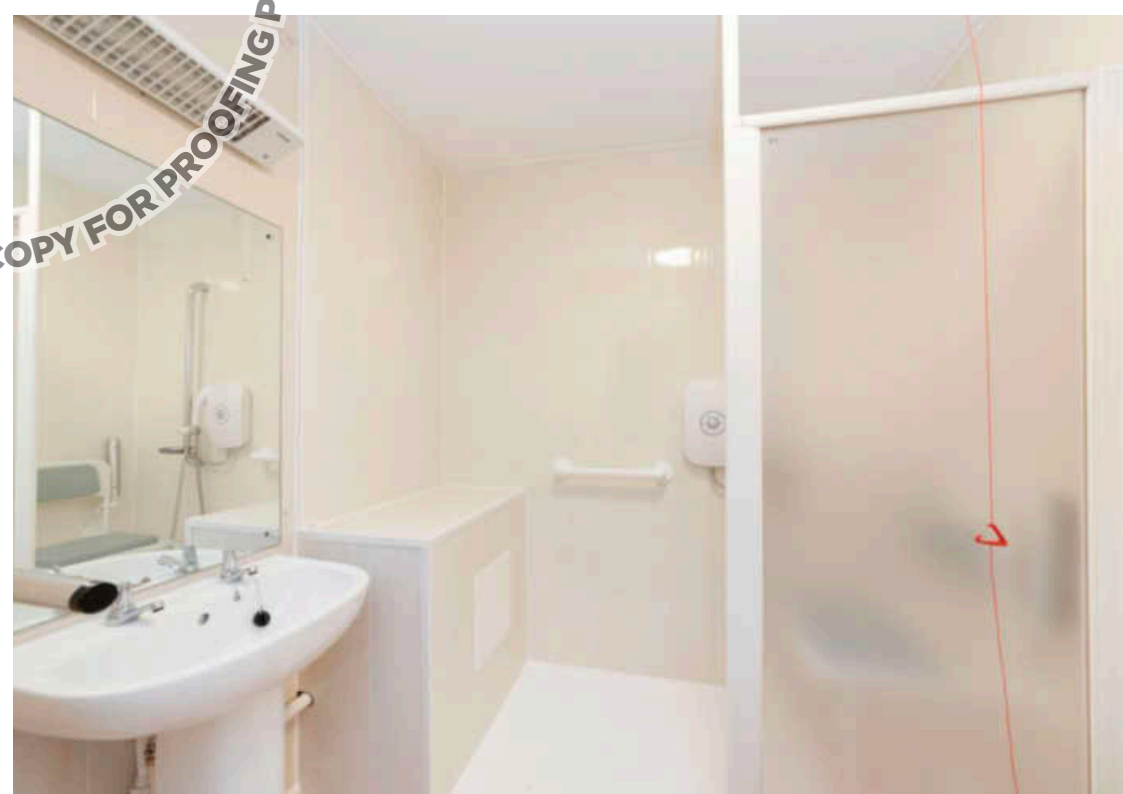


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Marlborough Court, Didcot, OX11 8QZ

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# Marlborough Court

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Hodsons are pleased to present this first floor retirement apartment, situated within the Marlborough Court development. The flat consists of a bright and airy living room with views over the garden and leading into the kitchen with fitted oven and hob and space for a washing machine. The double bedroom has a fitted wardrobe and there is a generous storage cupboard in the hallway. The complex benefits from an internal alarm system which is monitored 24 hours a day either directly to the onsite complex manager during office opening hours or to a call centre when the site office is closed. There is a communal laundry room for residence to use. The residence lounge runs regular events and is a welcoming and friendly place for people to meet or just sit looking out into the well maintained communal gardens. Marlborough Court development is in a central location within the town.

## Location

Situated in a well established area of Didcot town Marlborough Court is in close proximity to a wide range of amenities including The Orchard Shopping Centre and Didcot Parkway mainline station, Didcot Library and Didcot Health Centre.



- First floor retirement property with pleasant communal garden area
- One double bedroom with built in wardrobes , large storage cupboard in the hallway
- UPVC double glazing
- Electric heating and recently upgraded electric combination (hot water) boiler
- Recently refitted bathroom with walk in shower
- Bright and airy living room with views over the communal garden
- Communal lounge, laundry facilities and ample parking
- Offered for sale chain free

1  bedrooms

Council tax band B

1  receptions

Tenure Leasehold

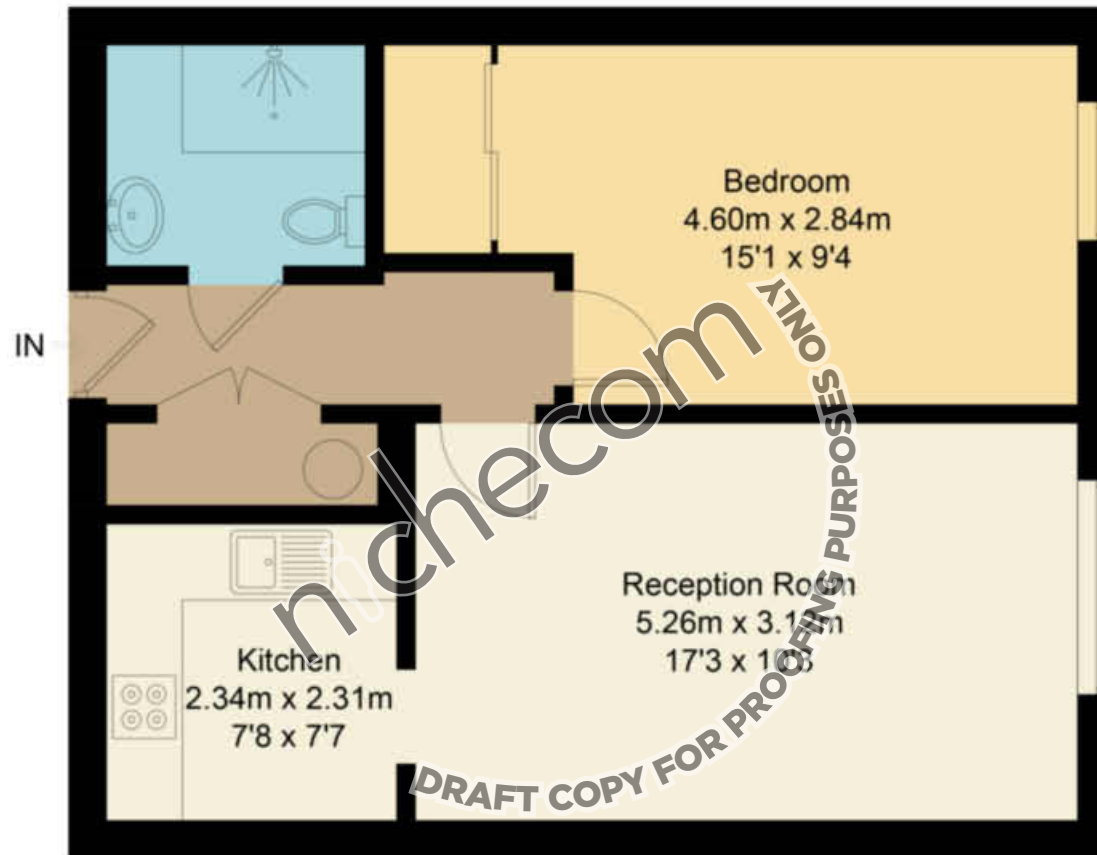
1  bathrooms

EPC rating B



## Marlborough Court, OX11

Approximate Gross Internal Area = 47.5 sq m / 511 sq ft



### First Floor

Floor plan produced in accordance with RICS Property Measurement Standards.  
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