

22 Bridge Court
Banbury



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ESTATE AGENTS

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22 Bridge Court, Causeway

Banbury, Oxon, OX16 4AF

£147,000

A modern and spacious one bedroom, top floor apartment with high ceilings located within walking distance of the train station and town centre which benefits from allocated parking behind an electric gated entrance. Available for sale with no onward chain.

The Property

22 Bridge Court, Banbury is a well presented one bedroom, second floor apartment in this highly regarded gated development. It is located within easy reach of the train station, town centre and junction 11 of the M40 motorway. The accommodation is spacious throughout and is in good decorative order. The layout is suited for modern living including a spacious hallway, double bedroom, modern bathroom and a large open plan kitchen/sitting/dining room. There is allocated parking to the rear with electric gated entrance.

We have prepared a floor plan to show the room sizes and layout. Some of the main features include:

Entrance Hallway

A spacious hallway with two storage cupboards, a Velux style window to the rear aspect, hatch to loft space and doors to all accommodation.

Bedroom

A good-sized double bedroom with a window to the front aspect.

Kitchen/Sitting Room

The kitchen is fitted with a range of modern, shaker style eye level cabinets with base units and drawers and work surfaces over, inset sink and draining board and tiled splashbacks. There is an integrated single oven with a four ring electric hob above and extractor hood over along with space and plumbing for a washing machine and under counter fridge. Within the reception space, there is ample room for living and dining furniture with two windows to the front aspect and wood effect flooring throughout.

Bathroom

Fitted with a modern white suite comprising a panelled bath with shower over, W.C., wash hand basin, heated towel rail and tiled splashbacks.

Outside

To the rear there is a car park where there is one allocated parking space. Access to the carpark is via electric gates with key fob making the whole development extremely secure.

Leasehold information

A leasehold property. The property is held on a 125-year Lease which commenced on January 1st 2008 (108 years remaining). Ground rent: £225.00 annually. – How often this is reviewed is to be confirmed.

Maintenance/Service charge for January 2025 – June 2025: £1191.91

Directions

From Banbury town centre proceed via Bridge Street and into the Middleton Road. Continue over the railway bridge and turn immediately right at the traffic lights into Merton Street and follow the road all the way to the end and turn left. Proceed to the next T-junction and turn left again into Causeway. Bridge Court will be found towards the end of the road on the right hand side and is approached via electric wrought iron gates. If on foot proceed from Bridge Street into the Middleton Road and head towards The Londis convenience store on your right where you can walk into Causeway and Bridge Court will be found after a short distance on your left.

Situation

Banbury is conveniently located only 2 miles from junction 11 of the M40 putting Oxford (22 miles), Birmingham (43 miles), London (78 miles) and of course the rest of the motorway network within easy reach. There are regular trains from Banbury to London Marylebone (55 mins) and Birmingham Snow Hill (55mins). Birmingham International airport is 42 miles away for UK, European and New York Flights. Some very attractive countryside surrounds and many places of historical interest are within easy reach.

Local Authority

Cherwell District Council. Council tax band B.

Services

All mains' services are connected with the exception of gas.

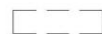
Viewing Arrangements

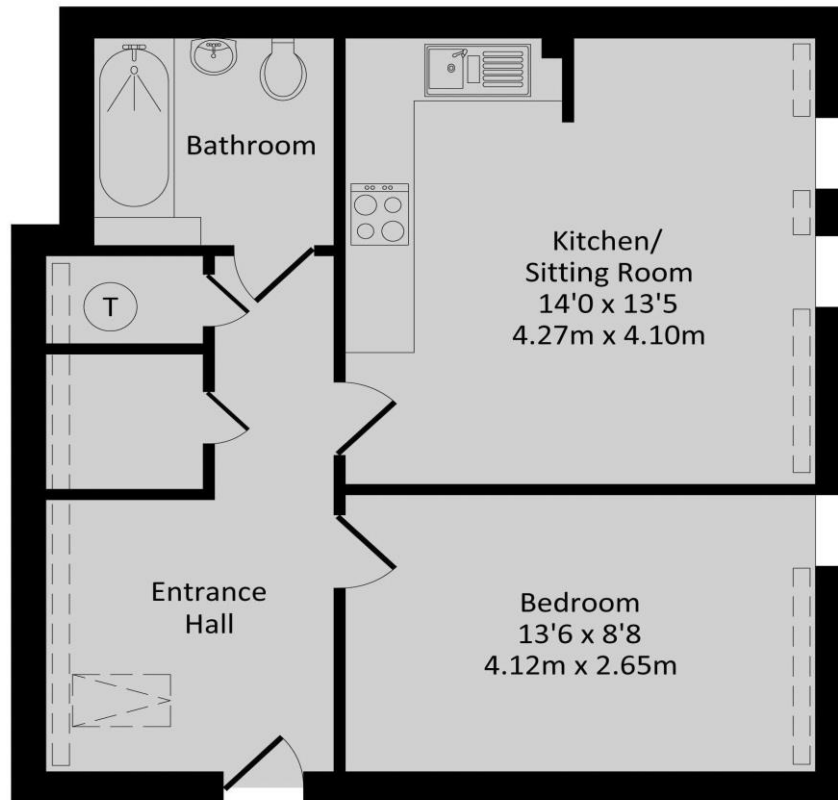
Strictly by appointment through Round & Jackson



Second Floor
Approx. Floor
Area 497 Sq.Ft.
(46.20 Sq.M.)



 = Reduced Headroom
Below 1.5m / 5'0



Total Approx. Floor Area 497 Sq.Ft. (46.20 Sq.M.)

All items illustrated on this plan are included in the "Total Approx Floor Area"

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The Services Systems and appliance shown have not been tested and no guarantee as to their operability or efficiency can be given.



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