



9a Market Place, Abingdon, OX14 3HG

Guide Price £185,000 Leasehold

THOMAS
MERRIFIELD
SALES LETTINGS



The Property

With all local amenities on your doorstep, including cafés, shops, public transport and the River Thames for picturesque rural walks, this one-bedroom apartment offers an enviable and highly central location. Overlooking the Market Square and Town Hall, it is hard to acquire a more convenient position.

Accessed via a communal entrance hallway serving just two apartments, the property is situated on the first floor. Inside, a welcoming hallway leads to a well-proportioned bathroom and a double bedroom with built-in wardrobes. The bright and spacious open-plan kitchen/living area is flooded with natural light thanks to its large windows. The modern kitchen features a convenient peninsula providing additional storage, along with a range of built-in appliances.

Residents also benefit from shared communal facilities, including a communal garden, bin storage and secure bike storage, all accessed via Phillips Court off Lombard Street.

Whether you are a first-time buyer, investor or searching for a convenient lock-up-and-leave home in Abingdon, this stylish apartment represents an excellent opportunity.

Please note: This building is Grade II listed.





Key Features

- Overlooking Market Square & Town Hall
- Central Location within Walking Distance to Local Amenities
- One Double Bedroom with Built-In Wardrobes
- Open Plan Kitchen/Living Space
- Light & Airy Throughout
- Communal Gardens, Bin Storage and Secure Bike Storage
- Historic Grade II Listed Building

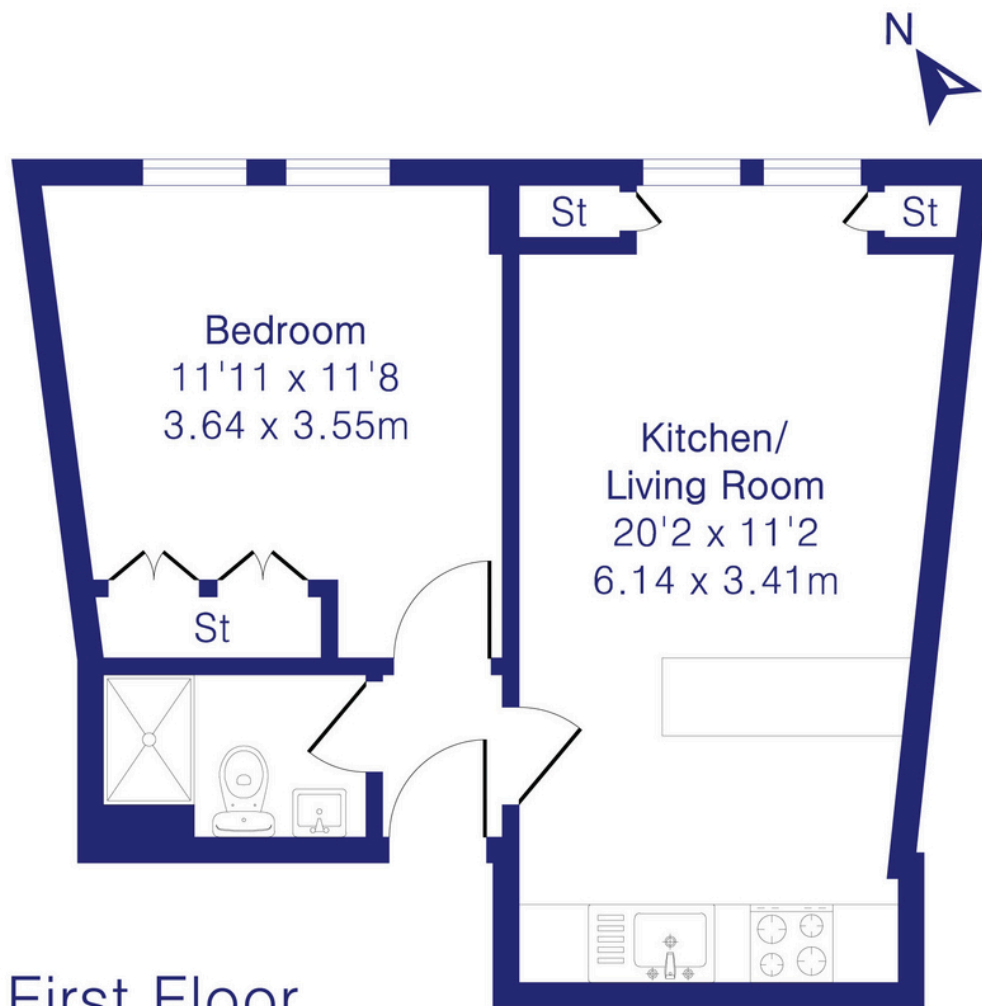
The Location

Situated in the heart of Abingdon, this apartment enjoys a prime position overlooking the historic Market Square and Town Hall. A fantastic range of local amenities are right on the doorstep, including independent cafés, restaurants, shops and everyday conveniences, while excellent public transport links provide easy access to Oxford, Didcot and the surrounding areas.

The beautiful River Thames is also just a short walk away, offering scenic riverside walks and access to the nearby countryside. With everything the town centre has to offer within easy reach, Market Square is an ideal location for those seeking a convenient and vibrant place to call home.



Approximate Gross Internal Area 387 sq ft - 36 sq m



First Floor



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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