DOWNER & CO

TRUSTED SINCE 1988

22 Selkirk House, Newbury RG14 7GP

Price: £88,000 – 40% Shared Ownership

Features.

1

1

1

Description.

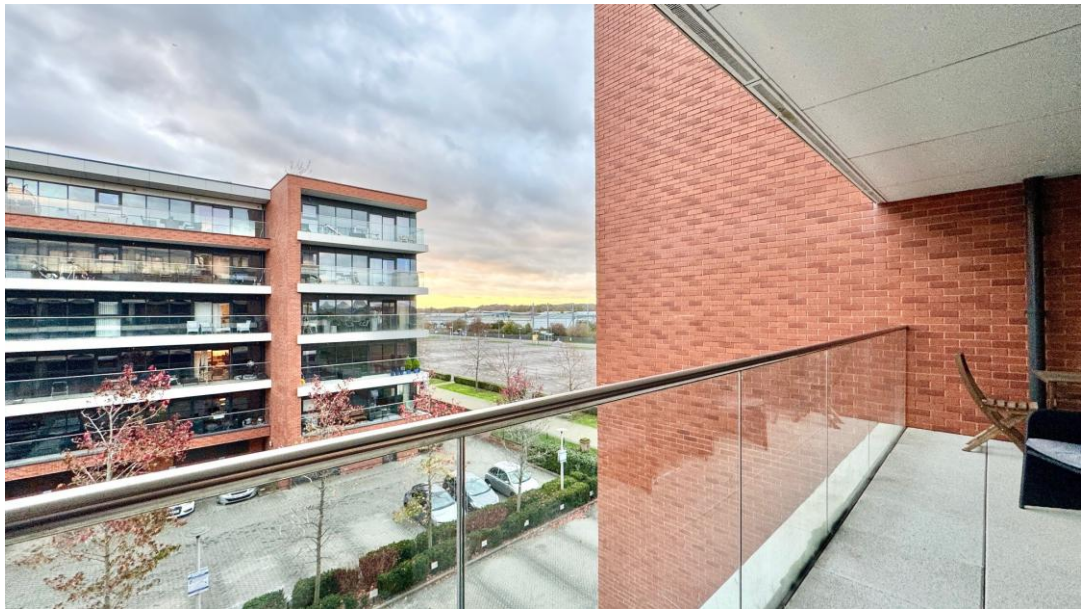
40% SHARE. Located at the smart Racecourse development is a large one bedroom apartment with balcony. The property faces west giving it great afternoon sun and the balcony is the full width of the flat giving plenty of outdoor space. Locally, there is the mainline rail station at the Racecourse to London Paddington and the town centre is just over a mile away.

The accommodation consists of communal security entry system, lift to third floor, through personal front door to hall, open plan kitchen/dining/living room with access to balcony, large bedroom with built-in wardrobes, bathroom and double utility cupboard in the hall for washer/drier. Benefits include long lease of approximately 117 years and designated parking space.

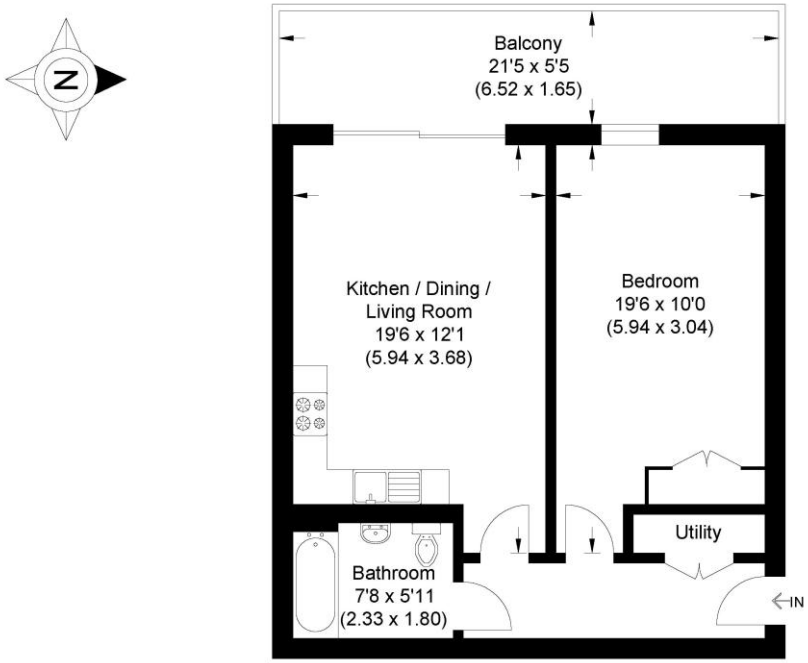
Lease details & outgoings:
Lease: 117 years remaining.
Service Charge + Ground Rent: £2,031.24 per annum.

Location.

The pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. There is a major rail station with direct links to London Paddington and the West Country, and excellent access to the M4/A34 junction.

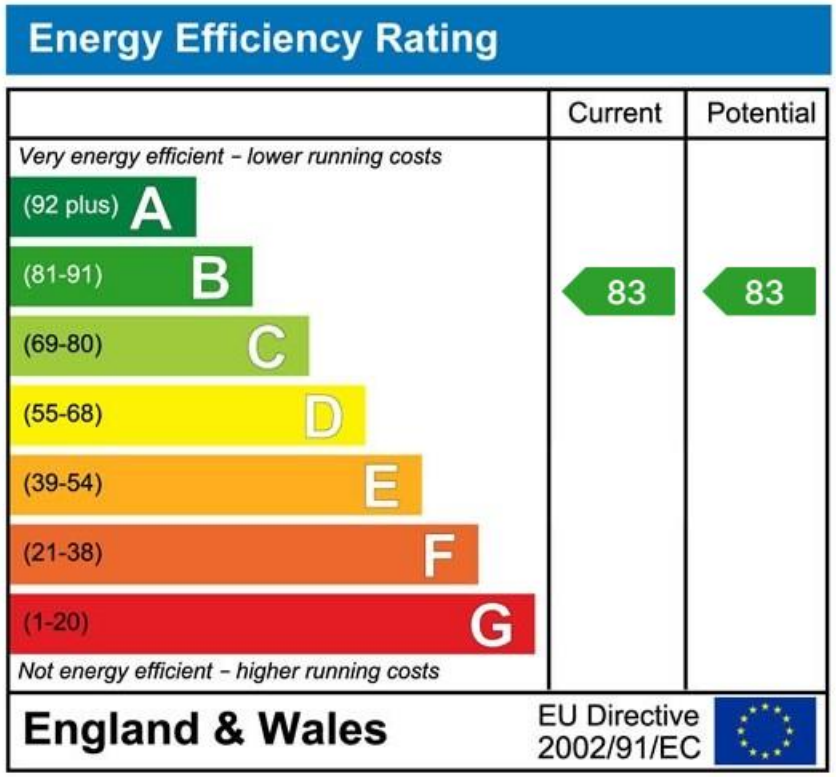


Approximate Gross Internal Area
49.33 sq m / 530.98 sq ft



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale.



Important Notice

PROPERTY MISDESCRIPTIONS ACT 1991
The information in this document is indicative and is intended to act as a guide only. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. We would like to point out that all photographs are taken with a wide angle lens and any fitted appliances have not been tested.

EPC: B

COUNCIL TAX BAND: C
2025/2026: £2,156.19.

TENURE: LEASEHOLD

For more information on this property or to arrange a viewing please call the office.

Alternatively, visit our website below to view all the details of this property online.

Downer & Co Estate Agents
44 Cheap Street
Newbury
Berkshire
RG14 5BX
01635 523777
www.downer.co.uk