

GREEN &
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£205,000 10 Portway Mews, Wantage, Oxfordshire, OX12 9BT, UK

Leasehold



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£205,000 Portway Mews, Wantage

Council Tax Band C

This purpose-built ground-floor one-bedroom apartment offers contemporary living in a highly convenient location. Recently refurbished, including a refitted kitchen with white goods included, a replacement bathroom with a new heated towel rail and redecoration and flooring throughout, the property features a stylish interior and enjoys views over attractive green open space. A private patio provides the perfect spot for relaxing or entertaining outdoors, while allocated parking adds everyday practicality. Just a short walk from the historic Market Place and Waitrose, this appealing home combines modern comfort with easy access to local amenities. Ideal as a permanent residence or a perfect pied-à-terre, it offers a wonderful opportunity to enjoy a well-connected yet peaceful setting.

what3words. [w3w.co/pillows.fanfare.generally](https://www.what3words.com/pillows.fanfare.generally).

Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>. If Rightmove has deleted this link, please click on the attached PDF brochure and follow the link provided there.

Utilities. Mains electricity, water, and drainage.

Heating Type. Electric underfloor heating in the kitchen with electric heaters throughout.

Leasehold, Service Charge and Ground Rent. Leasehold with 155 years from 25th December 1985. Ground Rent of £120 per annum with a review date of 1st March 2040 and an increase of £60 every 25 years thereafter. Vendor informs us of a Service Charge of £1365.24 from 1st April 2025.



Green & Co. 33 Market Place Wantage OX12 8AL; t. 01235763562; e.sales@greenand.co.uk



Location. Once a winner of the Great British High Street award and recognised by The Sunday Times as an often-overlooked gem of Oxfordshire destined to become a thriving hub, Wantage is ideally located in the Vale of the White Horse. The town offers excellent transport links, with the A338 providing easy access to the A34, M40, M4, and rail services from Oxford, Didcot, and Swindon. A picturesque Market Town with deep historical roots dating back to the time of Alfred the Great, Wantage boasts a vibrant mix of high street and independent retailers, along with a wealth of bars, restaurants, and cafes that contribute to its thriving community atmosphere. King Alfred's Academy provides secondary education and is part of the Cambrian Learning Trust, collaborating with local primary schools, including Charlton, Wantage CofE, Stockham Primary School and Wantage Primary Academy. With easy access to the stunning surrounding countryside, including the ancient Ridgeway and White Horse Hill, Wantage offers the perfect blend of semi-urban living and rural beauty.

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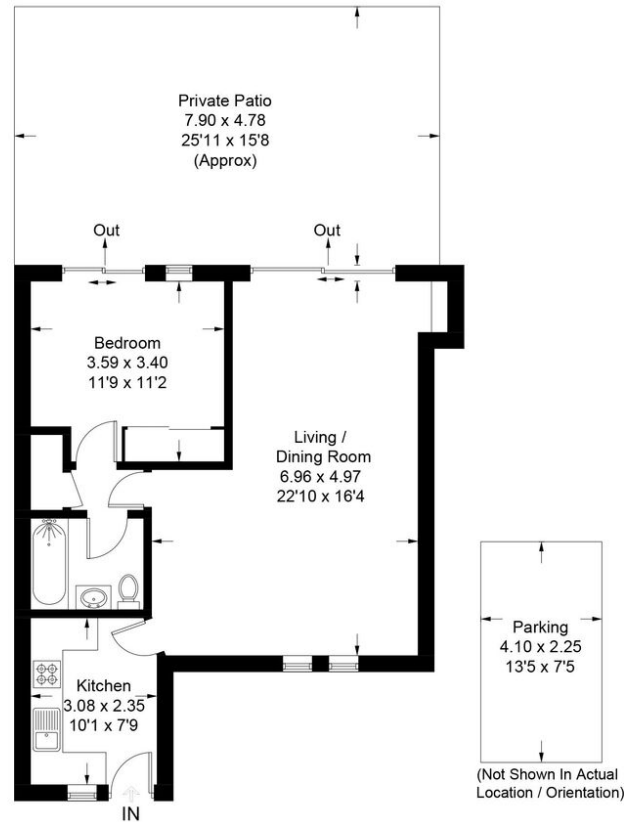




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Approximate Gross Internal Area = 57 sq m / 614 sq ft



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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>.

SDLT. For Stamp Duty Land Tax calculations, visit <https://www.gov.uk/stamp-duty-land-tax/residential-property-rates>.

Flood Risk. To check the long-term flood risk for this property, visit <https://www.gov.uk/check-long-term-flood-risk>.

Planning. To see any planning applications that may affect this property, visit <https://www.gov.uk/search-register-planning-decisions>.

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