

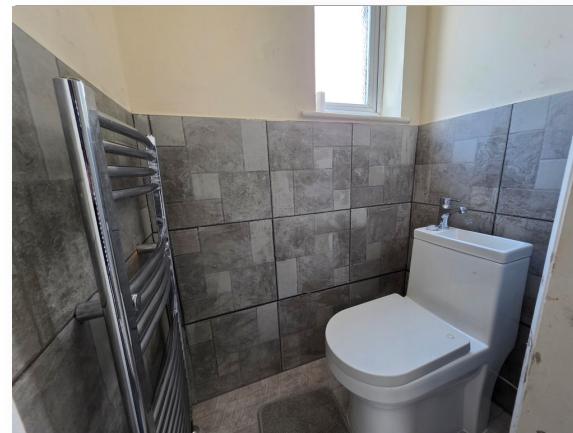


Cambridge Street, Aylesbury HP20 1BB

welcome to

Cambridge Street, Aylesbury

A well-presented and spacious three bedroom split level maisonette being situated within the town centre, close to amenities and railway station. Internal viewing is highly recommended to fully appreciate the size of this property.



Accommodation Comprises:

Entrance Hallway

First Floor

Cloakroom

Kitchen/Dining Room

12' 2" x 11' 2" (3.71m x 3.40m)

Bedroom

14' 9" x 12' 2" (4.50m x 3.71m)

En-Suite Wc

Bedroom

12' 10" x 11' 2" (3.91m x 3.40m)

Bathroom

Second Floor

Living Room

16' 5" max x 15' 1" max (5.00m max x 4.60m max)

Bedroom

9' x 5' 11" (2.74m x 1.80m)

Outside

Garden & Parking



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welcome to

Cambridge Street, Aylesbury

- THREE BEDROOM MAISONETTE
- CLOSE TO TOWN CENTRE
- NO UPPER CHAIN
- PARKING & GARDEN
- REFITTED KITCHEN/DINING ROOM

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: 120.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Nov 1984.
Should you require further information please contact the branch. Please Note additional fees
could be incurred for items such as Leasehold packs.

£250,000



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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
AYL115645 - 0002

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