

Flat 13, Summersbee Court, 53 Windmill Road - OX9 2FD

Guide Price £220,000

TIM RUSS & Company







Flat 13

Summersbee Court, Thame

- HIGHLY SOUGHT AFTER RETIREMENT COMPLEX FOR THE OVER 60's
- TWO BEDROOM FIRST FLOOR RETIREMENT FLAT
- BRIGHT & AIRY HOME, BENEFITTING FROM A LOVELY SOUTH FACING ASPECT
- ALLOCATED PARKING SPOT PLUS ADDITIONAL VISITOR PARKING
- RECENTLY REPLACED ROOF COMPLETED TO A HIGH STANDARD
- ACCESS TO POPULAR PHOENIX TRAIL AND PICTURESQUE HIGH STREET NEARBY
- SPACIOUS AND WELL APPOINTED SHOWER ROOM
- LIFT ACCESS
- NO ONWARD CHAIN
- LONG LEASE & £153 P/M SERVICE CHARGE

Additional Info

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

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Situated just a short walk from both the High Street and Phoenix Trail, each flat benefits from an allocated parking space and communal gardens, whilst a lift provides access to the first floor. There are non-resident part-time scheme managers on duty and Careline alarm service. Organised by the scheme managers and residents, there is an array of social activities including weekly meals, games afternoons, coffee morning and bingo. This property benefits from a recently replaced roof completed to a high standard.

Positioned on the first floor, the property is offered to the market in a clean and presentable manner throughout, having been well looked after by the current owner. Off the main hall, there are two double bedrooms, both enjoying views looking out to the communal gardens, a shower room and sitting room open with the kitchen. The shower room is fully tiled and fitted with a walk-in shower unit. The kitchen is fitted with a range of wall and base units, integrated fridge/freezer, electric oven and hob and washing machine.

Outside, there is allocated parking for one vehicle with additional visitor parking available on site. The communal gardens are meticulously maintained and offer a variety of seating areas and clothes lines.

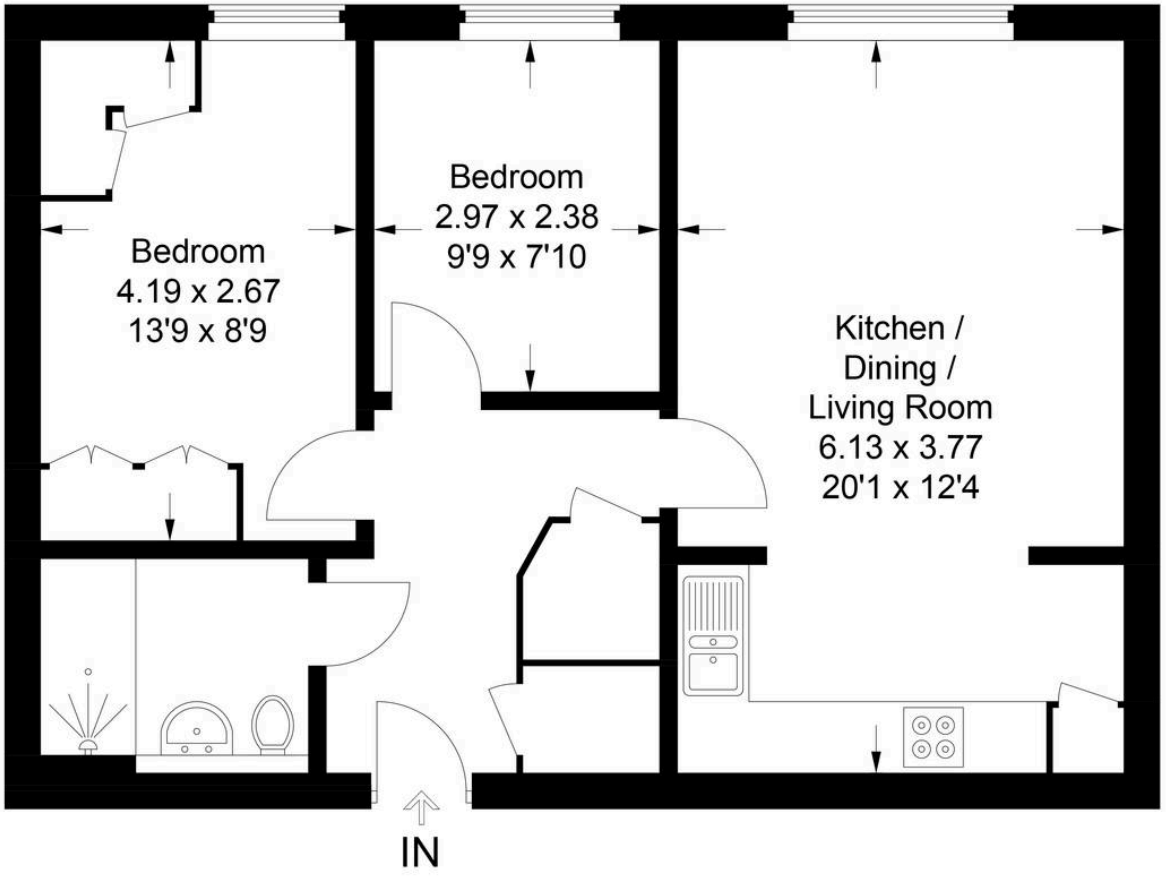
Please be aware that there is a no pets policy at Summersbee Court.

999 year lease from 2008
£153 p/m Services Charge









First Floor

13 Summersbee Court

Approximate Gross Internal Area = 56.1 sq m / 604 sq ft

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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