



5 St. David's Mews Abbey Park Way

CW2 5RW

£200,000



STEPHENSON BROWNE

Stephenson Browne are delighted to present, this charming end-terrace house which presents an excellent opportunity for both first-time buyers and those seeking a comfortable home. The property boasts two generously sized double bedrooms, providing ample space for relaxation and rest. The well-appointed bathroom and convenient downstairs w.c. enhance the practicality of the living space.

The heart of the home is the open-plan kitchen, living, and dining area, which creates a warm and inviting atmosphere, perfect for entertaining family and friends.

Outside, the enclosed rear garden offers a private retreat, ideal for enjoying the fresh air or hosting summer barbecues. Additionally, the property benefits from off-road parking for one vehicle, ensuring convenience for residents and guests alike.

Situated in a sought-after location, this home is conveniently close to the A500 and M6, providing excellent transport links for commuters. With no onward chain, this property is ready for you to move in and make it your own.

In summary, this end-terrace house on Abbey Park Way is a delightful blend of modern living and practicality, making it a perfect choice for those looking to settle in a vibrant community. Don't miss the chance to view this lovely home.



Entrance Hall

W.C

Kitchen

9'4" x 6'9" (2.87m x 2.07m)

Lounge/Diner

16'4" x 14'10" (4.99m x 4.53m)

Storage

Stairs To First Floor

Landing

Bedroom One

12'7" x 9'5" (3.845m x 2.886m)

Bedroom Two

8'1" x 14'8" (max) (2.484m x 4.487m (max))

Bathroom

6'5" x 7'0" (1.977m x 2.152m)

Externally

Situated on the sought after Wychwood Village development, the property has an allocated parking space and enclosed rear garden.

Council Tax

Band C

Need to Sell?

For a FREE valuation please call or e-mail and we will be happy to assist.

Tenure

We understand from the vendor that the property is freehold. We would however recommend that your solicitor check the tenure prior to exchange of contracts.

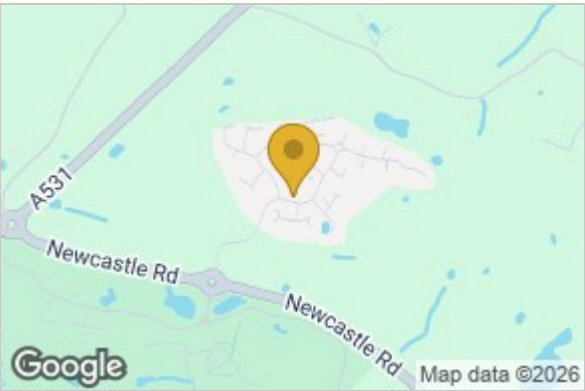
AML Disclosure

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Stephenson Browne charge £49.99 plus VAT for an AML check per purchase transaction . This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

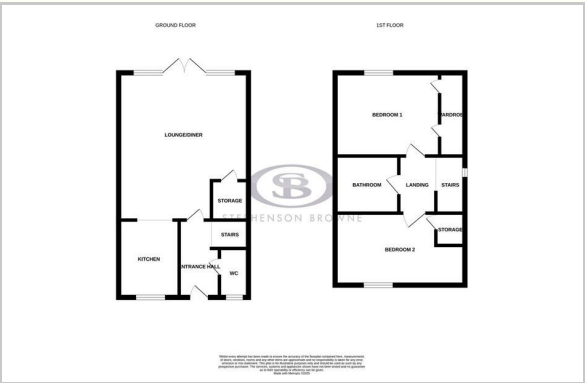
Management Charge

There is an annual management charge of (await confirmation of cost as at 15/04)

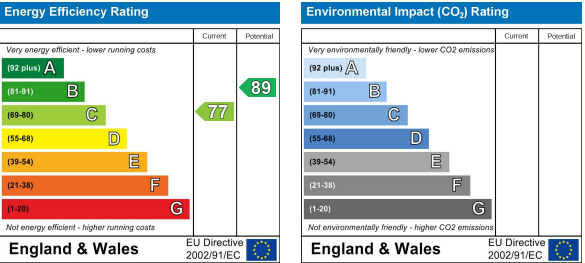
Area Map



Floor Plan



Energy Efficiency Graph



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