



54 Peoples Place, Banbury, Oxon OX16 0FJ
£175,000 Leasehold

**Stanbra
Powell**

Estate Agents
Valuers
Property Lettings

A two bedroom first floor apartment.

Entrance hallway | Living/dining/kitchen area | Two bedrooms
| Bathroom | Allocated parking | No onward chain

Located in the town centre in a gated community, this property is offered for sale with no onward chain.

Accommodation

Access via front door to entrance hallway.

Entrance hallway: Laminate wood flooring and doors to all accommodation. Wall mounted electric panel heater. Storage cupboard housing electric fuse box, as well as an airing cupboard housing the hot water tank with additional shelving.

Living/dining/kitchen room: Laminate wood flooring, space for sofa and dining table and chairs. Wall mounted heated panel heater. Two double glazed Sash windows overlooking the car park.

Kitchen: A range of base and eye-level units with laminate worktop, built-in sink unit with swan neck tap, four ring electric hob, new recently fitted Beko oven, extractor hood, space for fridge freezer, built-in washing machine, tiling to splashback areas.

Bedroom one: Double bedroom with two double glazed sash windows to the rear aspect, wall-mounted heated panel heater, built-in wardrobe, laminate wood flooring.

Bedroom two: Double glazed sash window to the rear aspect, wall-mounted electric panel heater, built-in wardrobe, laminate wood flooring.

Bathroom: Three piece white suite comprising low-level WC, wash hand basin, P-shaped bath with bar shower over, tiling to splashback areas, sunken spotlights, laminate flooring, heated towel rail (currently not working).

Outside: Allocated parking for one vehicle, which can be found on the right hand side as you enter through the gates.

Agents Note

Lease term: 125 years from 1st January 2004 - approximately 103 years remaining.

Ground Rent: £50 per annum (fixed).

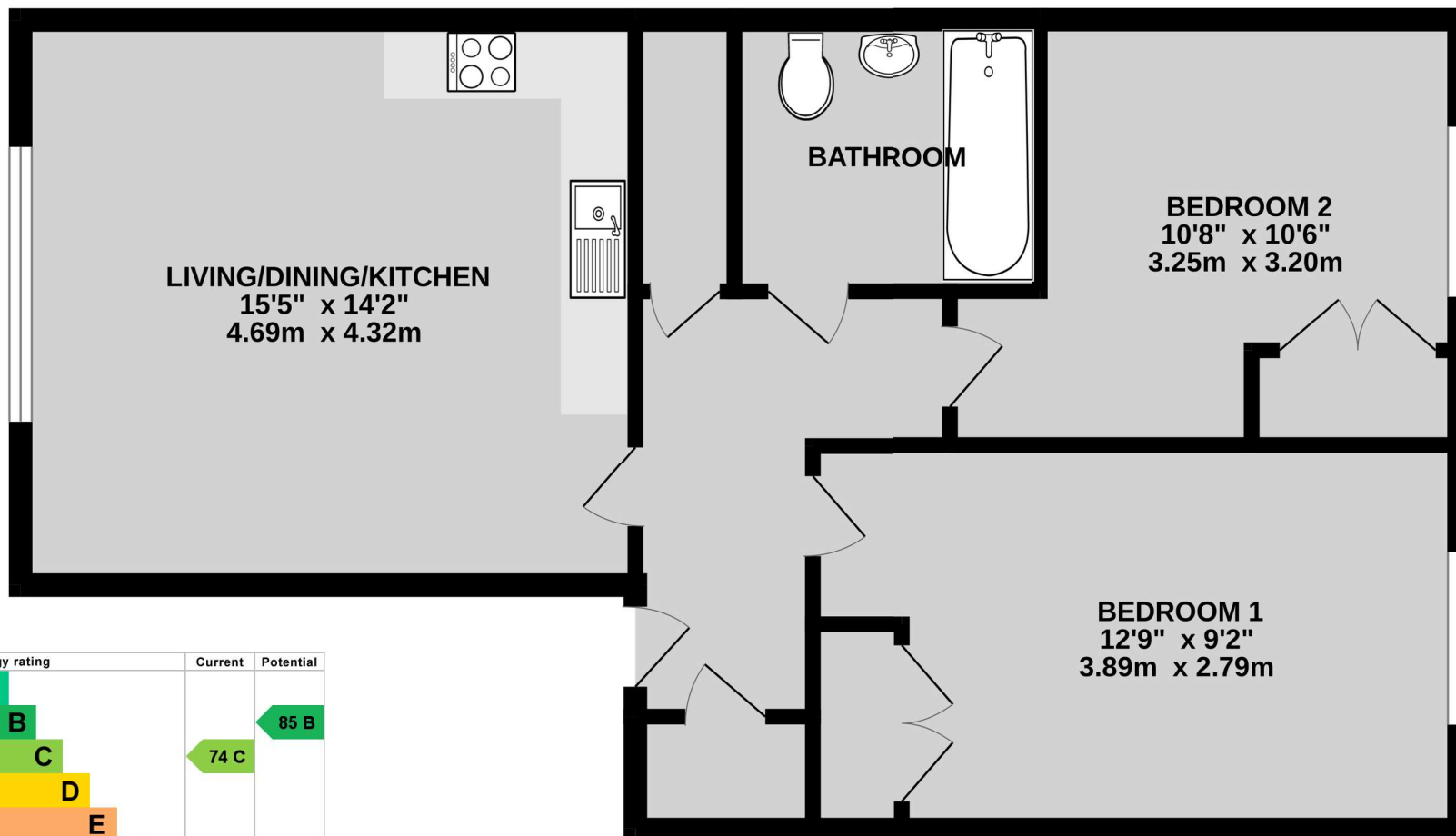
Service Charge 2026: £1320.13 per annum (£660.07 half-yearly). Service charge includes building service charge, estate maintenance and window cleaning.

Managing Agent: Brown & Co, Banbury.

Services: All except gas Council Tax Banding: B
Authority: Cherwell District Council

Directions: From Banbury Cross proceed north to the main traffic lights at the crossroads and turn left into the Warwick Road and left into the development.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Important Agent's Note All services throughout the property are untested. Any applicants must satisfy themselves with the condition of any central heating systems, fitted gas fires, showers or any other installations (where applicable). Also all measurements should be taken as approximate, although every care is taken in their accuracy. These details contained hereon are for information purposes only and do not form the basis of a contract.

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