

**FOR SALE**



**Park Court, Thame**  
**Guide Price £240,000**

  
**MARTIN&CO**

# Park Court, Thame

Guide Price £240,000

## Key Notes:

- Allocated Parking Space
- Close to Central Thame
- Small Secluded Development
- No Onward Chain
- Communal Gardens
- Council Tax Band: B
- Ground Rent: £300.00 PA
- Service Charge: £2,176.04 PA
- Lease Term: 125 years from 1st January 2007
- Tenure: Leasehold



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Set within a quiet courtyard setting just a short walk from the centre of Thame, this ground floor apartment provides neatly presented accommodation with the added benefit of direct access to outdoor space and allocated parking.

The main reception room is light and welcoming, with patio doors opening onto a private seating area that connects to the communal gardens. The kitchen is separate and fitted with contemporary cabinetry, incorporating an integrated fridge-freezer, gas hob with extractor, electric oven, and provision for both a washing machine and dishwasher.

The apartment includes two bedrooms, with built-in storage to one, and a bathroom fitted with a modern white suite comprising a bath with shower above, wash basin and WC.

Further features include gas-fired central heating, double-glazed windows, a secure entry system and a designated parking space. With the town's shops, cafés, schools and transport connections all within easy walking distance, the property would suit first-time buyers, investors or anyone seeking a low-maintenance home close to amenities.

Thame itself is a highly regarded market town, offering a vibrant high street, regular markets and a strong sense of community, with excellent road links via the M40 and convenient access to nearby towns and cities including Oxford, High Wycombe and London.

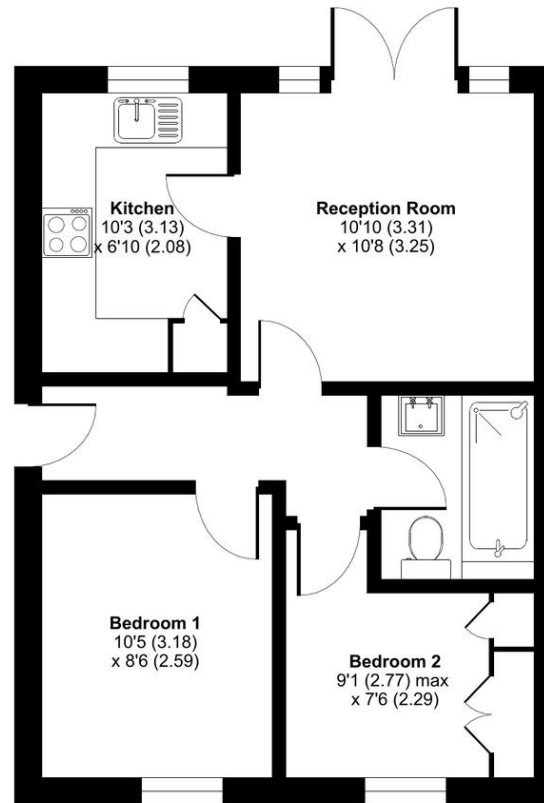




## Park Court, Thame, OX9

Approximate Area = 460 sq ft / 42.7 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025  
Produced for Urwin (Oxford) Limited ta Martin & Co. REF: 1319520

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