



Connells

Sloane House Cambridge Place
Aylesbury

Sloane House Cambridge Place Aylesbury HP20 2NP

for sale
£160,000



Property Description

Beautifully presented throughout, this stylish open-plan kitchen, living and dining area is flooded with natural light from two front-facing windows, creating a bright and welcoming space. The contemporary kitchen is fitted with a range of integrated appliances, including an oven, dishwasher and fridge, seamlessly combining modern design with everyday practicality.

A useful storage cupboard discreetly accommodates the washing machine and boiler, helping to maximise space while maintaining the apartment's sleek finish. The spacious double bedroom benefits from a rear-aspect window, soft carpeting underfoot and a built-in wardrobe, providing excellent comfort and storage.

The modern bathroom is finished to a high standard and comprises a shower cubicle, WC, wash hand basin, heated towel rail and stylish tiling throughout.

Ideally situated in the heart of Aylesbury town centre, this beautifully presented apartment offers contemporary living in a highly convenient location. Residents can enjoy immediate access to a wide range of shops, restaurants and leisure facilities, while Aylesbury railway station provides regular services to London Marylebone, making it an excellent choice for commuters and first-time buyers alike.

Agents Note

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Entrance Hall

Wooden flooring
Intercom entry system

Storage Cupboard

Washing machine
Boiler
Fuse board

Kitchen

Wall and base units
Integrated fridge/freezer
Electric oven and hob
Dishwasher
Extractor fan
Wooden flooring

Bedroom

Carpet underfoot
Radiator

Integrated wardrobe

Bathroom

Tiling underfoot

Shower

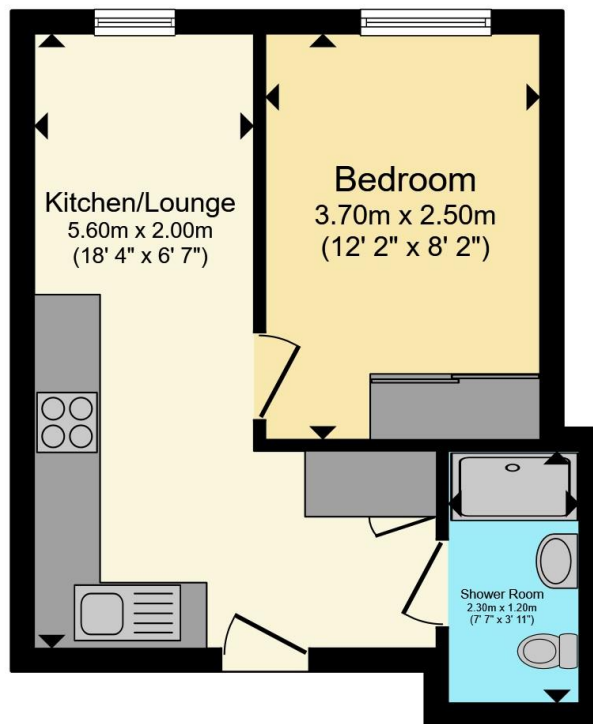
Towel radiator

WC

Wash hand basin







Total floor area 27.0 m² (291 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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6 Hampden Square
 AYLESBURY HP19 7HT

EPC Rating: B Council Tax
 Band: B

Service Charge: 920.60 Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/ALS313085

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2022. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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