hillyards.







Scan for further info

- Ground floor apartment
- Two bedrooms
- Allocated parking
- Close to Hospital
- Ideal 1st time purchase
- Open plan living/kitchen area

£195,000 - Leasehold

Gwendoline Buck Drive, Aylesbury, Buckinghamshire, HP21 9FY

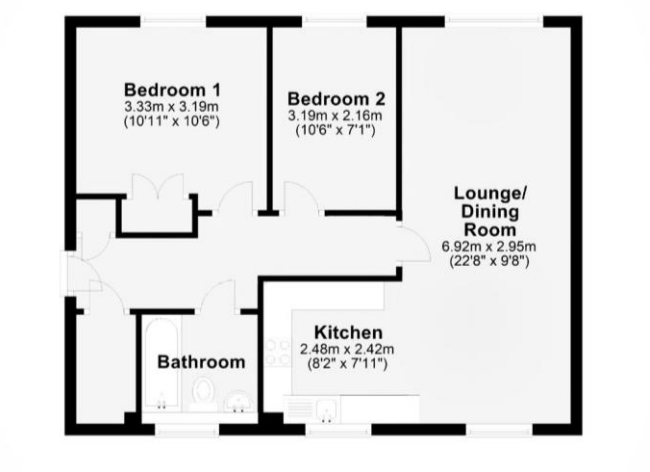
Gwendoline Buck Drive, Aylesbury, Buckinghamshire, HP21 9FY











Allocated Parking

There is one allocated parking bay plus use of various visitor bays around the development.

Map



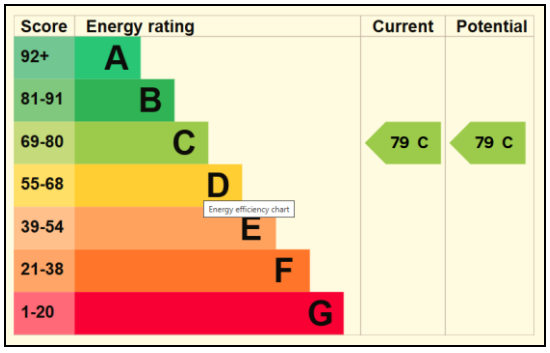
Lease information

Lease length	115 years remaining
Service charge	£258.18 per month
Ground rent	TBC

Council Tax Band

C (approximately £2246.00 per annum based on 2 adults residing at the property).

Energy Performance Graph



Property Misdescription Act 1991: For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. No person representing HILLYARDS has any authority to make or give any representation or warranty whatever in relation to this property.

The Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017: Intending purchasers will be asked to produce two forms of identification documents and we would ask for your prompt co-operation in order that there will be no delay in agreeing the sale.

Deposit: Please note that HILLYARDS take and hold a £250.00 deposit from the potential purchaser at the point of an offer being accepted in order for the property to be taken off the market.

Property Details: Awaiting vendors approval. Every care has been taken with the preparation of these particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask, or professional verification should be sought. All dimensions are approximate.

Floor plan: for illustrative purposes only, not to scale.

hillyards. **01296 429999**

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