



48 Clarendon Close, Abingdon OX14 3XH

48 Clarendon Close

Very well presented modern first floor studio apartment benefitting from an excellent 955 year lease, well situated on the popular Audlett Drive development, close to many nearby amenities, sold with no ongoing chain.

48 Clarendon Close is situated in a pleasant cul-de-sac location within the popular Audlett Drive development only a short walk from the White Horse Leisure Centre, delightful riverside walks, and the thriving Abingdon town centre boasting a wide range of amenities. There is a quick route onto the A34 leading to many important destinations including Oxford city (circa. 6 miles) and Didcot (circa. 10 miles) with its mainline railway station to London Paddington.

Council Tax band: A

Tenure: Leasehold

EPC Energy Efficiency Rating: C





Key Features

- Entrance porch with stairwell leading to open plan living, dining and bedroom area
- Well equipped kitchen with a good selection of floor and wall units
- Shower room with inner utility and storage area
- Allocated parking facilities and further on road visitor parking
- Convenient central location close to shops, excellent transport links and picturesque riverside walks
- The property benefits from 955 years remaining on the lease, the ground rent is approximately £30 pa, and is sold with no ongoing chain

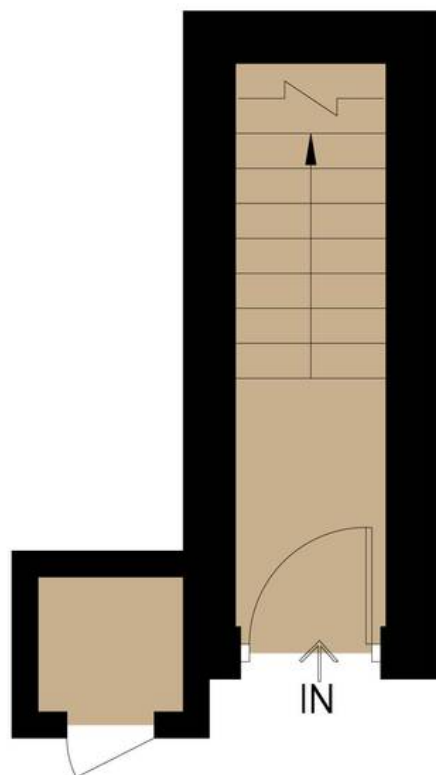




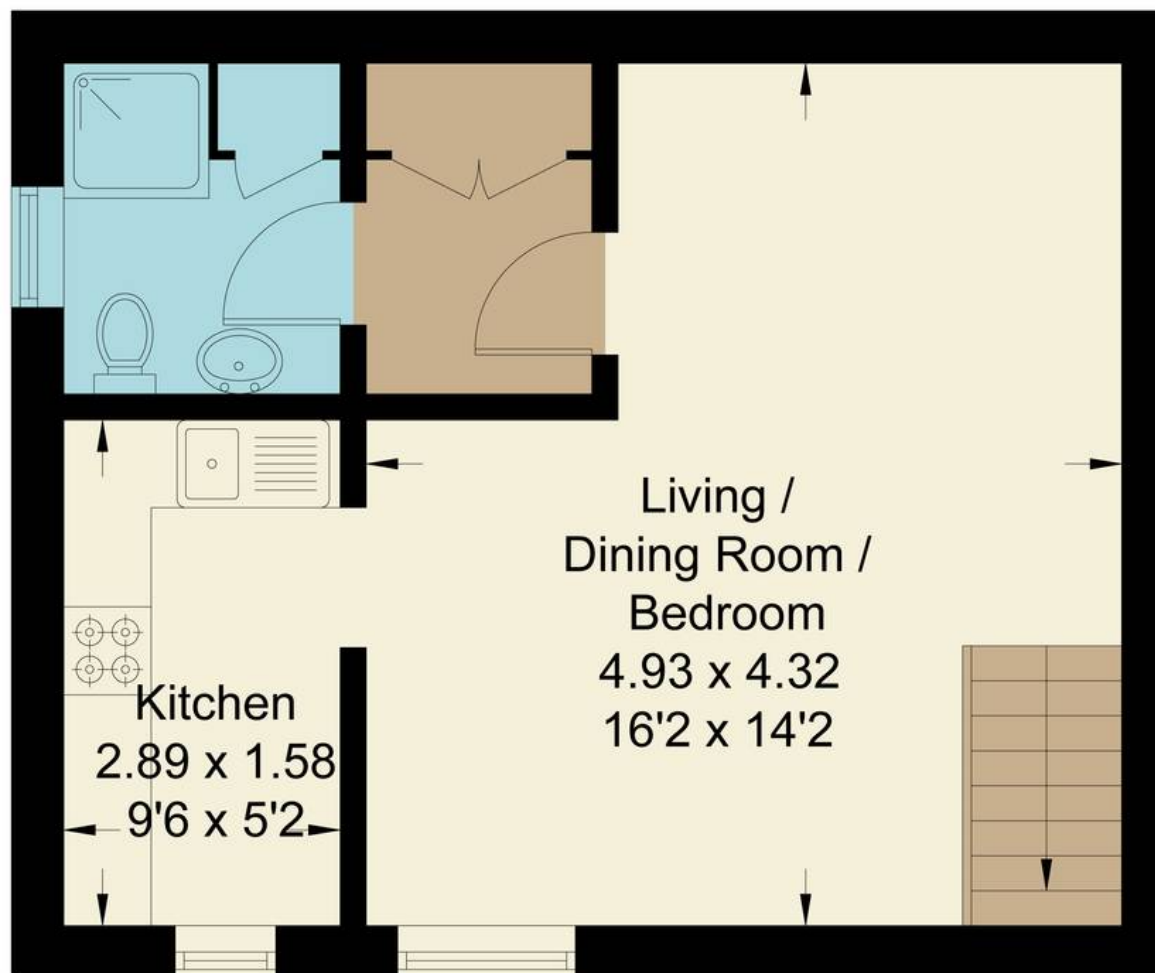
Clarendon Close, OX14

Approximate Gross Internal Area = 33.30 sq m / 358 sq ft

For identification only - Not to scale



Ground Floor



First Floor

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