



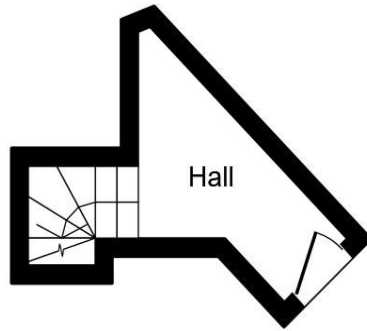
**Challenor Close, ABINGDON, OX14 5TB**

**welcome to**

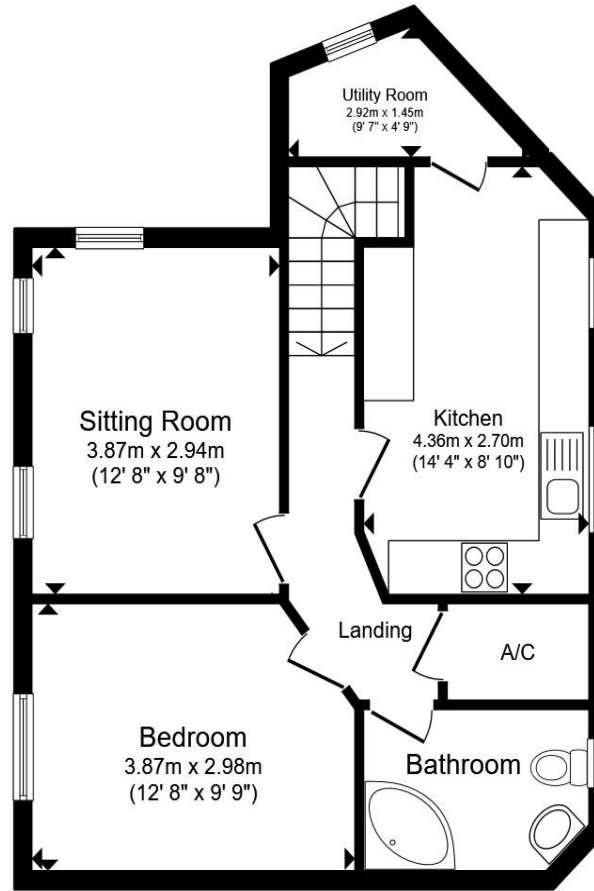
## **Challenor Close, ABINGDON**

Allen & Harris are proud to present this one bedroom first floor maisonette offering generous living accommodation with it's own rear garden and is an ideal first-time purchase. The property is approached via it's own entrance with stairs leading up to the first floor. The kitchen is very spacious for a one-bedroom property and measures approximately in excess of 16 ft in length with a range of eye and base level units, a built in oven, built in 4 ring gas hob and built in extractor fan, there is also a door leading to a further storage room. The sitting dining room is a light and airy room with two double glazed windows overlooking the rear garden, the bathroom is generous in size with a corner bath suite with integrated shower over, a fully tiled floor, low level W.C, hand wash basin and extractor fan.





**Ground Floor**



**First Floor**

Total floor area 57.2 m<sup>2</sup> (616 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](http://www.propertybox.io)

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## Challenor Close, ABINGDON

- Attractive double aspect living room
- Lower Than Average Maintenance Charges Approx £360 per Annum
- Generous 16ft Kitchen Dining Room
- Double Aspect Sitting Room
- Rear Garden
- Approximately 86 Years Remaining On Lease

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 362.52

Ground Rent: 9.96

This is a Leasehold property with details as follows; Term of Lease 125 years from 28 Nov 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£210,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [allenandharris.co.uk/Property/ABI108471](https://allenandharris.co.uk/Property/ABI108471)



Property Ref:  
ABI108471 - 0005

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Allen & Harris is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

  
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