



Flat B, 6 Newbury Street, Wantage
Oxfordshire, £138,500

Waymark

Newbury Street, Wantage OX12 8BS

Oxfordshire

Leasehold

Investment opportunity | First floor apartment | Sought after location | Recently refurbished throughout | Modern bathroom | Period features | Chain free

Description

CALLING ALL INVESTORS - TENANT IN SITU. Representing an ideal investment purchase, is this stunning one bedroom first floor, forming part of a Period Grade II Listed building. Rent of £900pcm showing 7.8% approximate yield.

The apartment is accessed from a private courtyard at the rear of the building, with space for bicycle and bin storage, via a communal door and staircase shared with two other apartments. An entrance hall leads into the light and airy open-plan kitchen and living space, found at the front of the apartment, and benefiting from sleek modern fitted kitchen units and built-in appliances. Flooded with light from three refurbished sash windows with bespoke blinds, the living area offers space for seating and a dining table, with a touch of Period character provided by high ceilings and exposed beams. The spacious bedroom is also found to the front of the apartment, with another sash window and matching bespoke blind. The stylish bathroom boasts a modern white suite including a P-shaped bath with electric shower over, useful built-in storage, exposed beams, and an obscured window to the rear.

Heating is provided by programmable electric wall-mounted radiators, and hot water via an electric boiler.

A new 999 year leasehold (share of freehold). A Management Company will be created to consist of the owners of all 5 apartments, which will decide applicable maintenance costs.

Free overnight and Sunday parking can be found in the nearby Portway Car Park.

This property is leasehold share of freehold, and being sold chain free.

The property is currently let until October 2024 at £900 pcm.

Location

Wantage is well located in the Vale of White Horse for main travel links, with the A338 providing easy access to the A34 leading to the M4 to the south, and the M40 to the north. Mainline rail links are found at Didcot, Oxford and Swindon.

A picturesque Market Town with a history dating as far back as Alfred the Great, Wantage has many High Street and independent retailers, together with bars, restaurants and cafes within a thriving community. The surrounding Oxfordshire countryside includes the Lambourn Downs, the ancient Ridgeway, and Uffington White Horse Hill.

There are strong local employment connections in the town, the A34 corridor and Oxford, including Harwell, Milton Park, Abingdon Science Park, and the main business parks in and around Oxford City.

Viewing Information

Viewings are by appointment only please.

Local Authority

Vale of White Horse District Council.

Tax Band: B



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	46	46
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

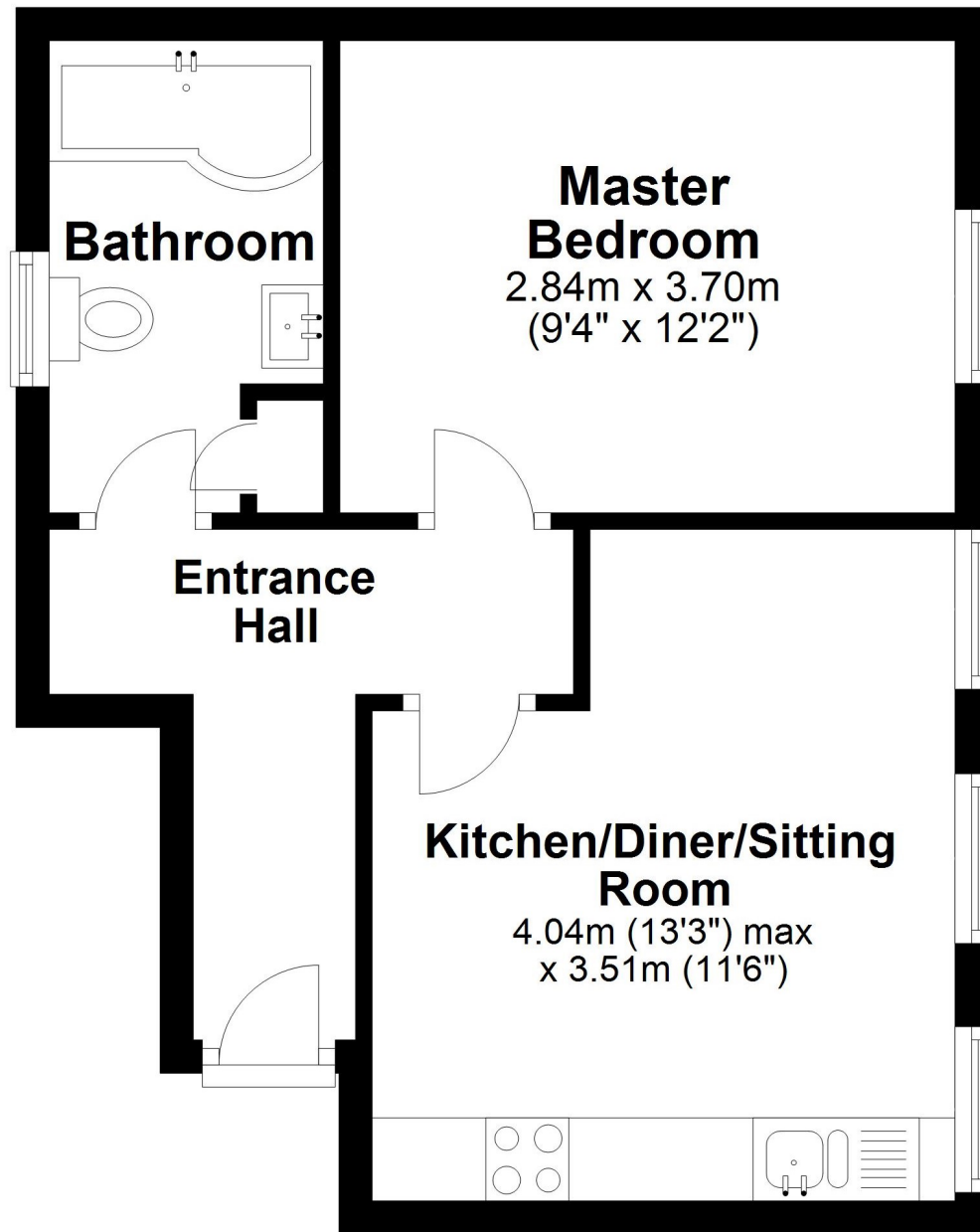


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Approx. 34.3 sq. metres (369.6 sq. feet)



Total area: approx. 34.3 sq. metres (369.6 sq. feet)

Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They do not form part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact.

