LANGSTONE COURT, CLEVELAND PARK, AYLESBURY

PRICE £115,000

LEASEHOLD

A ground floor studio flat situated in a popular residential area, offering convenient access to local amenities, the town centre, and transport links including the nearby station. The property features an open-plan living space with a kitchen, a separate bathroom, and the added benefit of an allocated parking space. Offered with no onward chain, making it an ideal first-time purchase or investment opportunity.

GEORGE DAVID

LANGSTONE COURT

• GROUND FLOOR STUDIO FLAT • NO UPPER CHAIN • EASY ACCESS TO TRAIN STATION • BRIGHT LIVING AREA • ONE ALLOCATED PARKING SPACE • CLOSE TO TOWN CENTRE

LOCATION

Cleveland Park is a development to the eastern outskirts of Aylesbury's town centre. Close to fields which offers great opportunity for dog walking and country walks. The location has good transport links by road to the A41 towards London/M25 and the A418 towards Milton Keynes/North bound M1. The town centre and all its amenities are just over a mile walk away.

ACCOMMODATION

The property is entered directly into a bright and versatile living area, featuring a useful storage cupboard and ample space to accommodate both living and sleeping furniture.

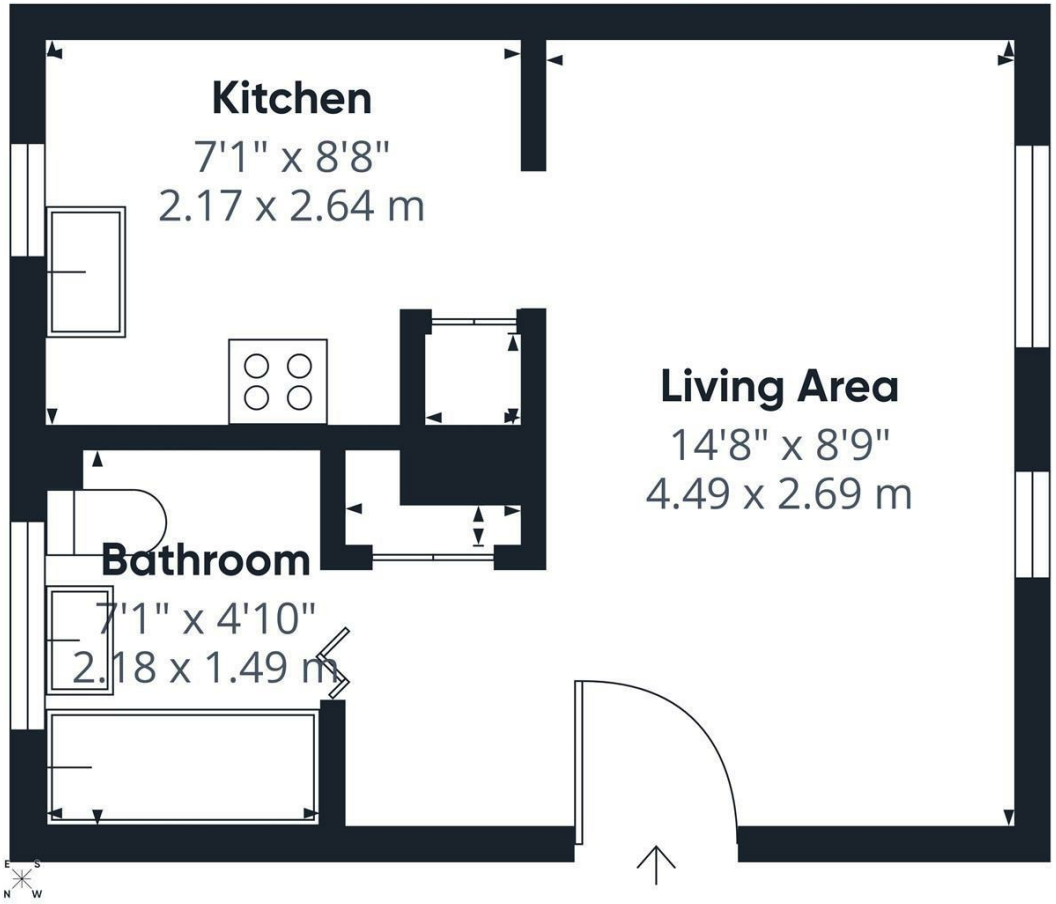
The adjoining kitchen provides space for a cooker, washing machine, and under-counter fridge, making it practical for everyday use. The bathroom is fitted with a WC, wash hand basin, and a bathtub with a power shower over.

Externally, the property benefits from one allocated parking space to the front, adding to the convenience of this well-located home.

NOTES

LEASE INFO - 125 year lease with 100 years left. £50 pa ground rent. £360 pa service charge.

LANGSTONE COURT



Approximate total area(1)
254 ft²
23.7 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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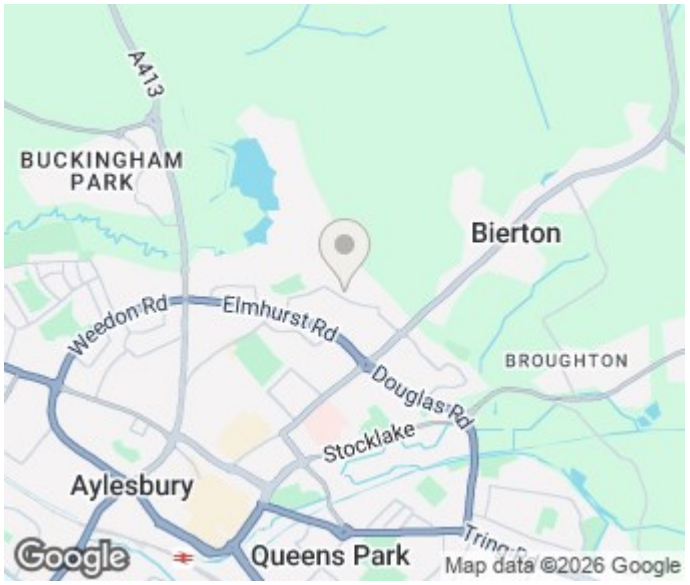

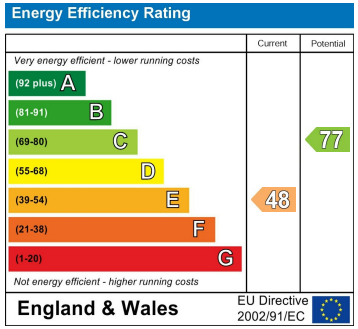

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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