



## 49 Petypher Gardens

Kingston Bagpuize Abingdon, OX13 5FR

25% Shared Ownership £50,000

A well presented 1 bedroom first floor apartment situated in a sought after residential retirement scheme. The apartment offers a modern, open plan kitchen with integrated hob, oven, extractor hood, fridge/freezer and washer/dryer. A bright and light sitting/dining room area, one good size bedroom, there is en-suite shower room which is accessible from both the hall and master bedroom. The apartment also benefits from underfloor heating and double glazed windows

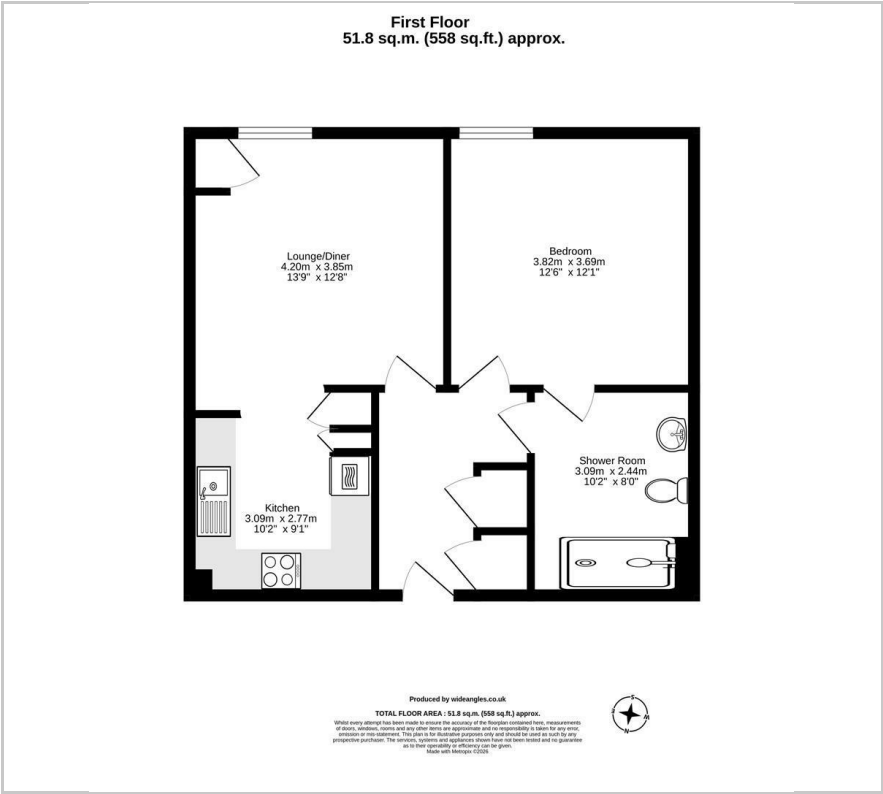
Petypher Gardens provides an opportunity for those aged 55 and over to live an independent lifestyle, within a secure environment, providing a good range of amenities, including weekly social events, a subsidised restaurant, entertainment room, guest suite available, a lift which gives access to all floors and a car park for residents and visitors.

There are local shops and services in the surrounding area which include a Post Office, newsagent, Coop supermarket and a hairdresser. Kingston Bagpuize with Southmoor is situated 10 miles south-west of Oxford at the junction of the A420 and A415.

- Full Market Price £200,000
- Shares Available 25% - 75%
- Current Monthly Rent £312.50
- Current Monthly Service Charge £207.58
- Current Monthly Ground Rent £8.33
- Lease Term Remaining 113
- Good Sized One Bedroom First Floor Apartment
- Residents' Communal Sitting Room & Subsidised Restaurant
- Hair & Beauty Salon & Therapy Suite. Also, Guest Room.
- £27.50 pcm Thames Water charge & Radis Care Company Charge



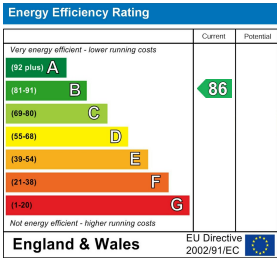
Floor Plan



Area Map



Energy Efficiency Graph



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