



Connells

Ashby Court Newland Road
Banbury

Ashby Court Newland Road Banbury OX16 5XT

for sale offers in excess of
£120,000



Property Description

A well presented, larger than average top floor apartment within Ashby Court.

Currently offered with a tenant in situ with break clause in rental contract, making the property an ideal landlord investment opportunity OR a great home for a first-time buyer.

The apartment features a large double bedroom with feature circular window, good sized lounge, spacious kitchen with fitted units and space for dining table. Feature roof light. A bathroom with full size bath and shower.

Allocated parking to front of block.

Security entry phone system.

Remaining lease term 90 years however on Exchange of contracts will be a 999 year Lease

money laundering checks. Once the payment has been taken and the checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

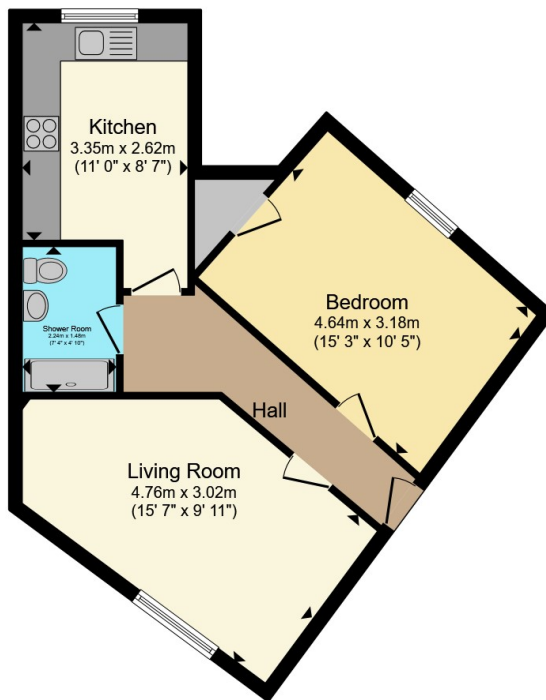
Anti Money Laundering

Please be aware that in line with UK regulatory requirements, if your offer is successful, we will require ID and proof of addresses from all buyers prior to formally processing any accepted offers.

An AML fee of £80 (Including VAT) is also payable at this stage and covers the cost of carrying out the required identify and anti-







Second Floor

Total floor area 50.6 m² (544 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

Connells

To view this property please contact Connells on

T 01295 268 101
E banbury@connells.co.uk

33 Bridge Street
 BANBURY OX16 5PN

EPC Rating: D

Council Tax
 Band: A

Service Charge: Ask
 Agent

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/BAN310080

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, 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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