

LEASEHOLD

POETS CHASE, AYLESBURY, BUCKINGHAMSHIRE, HP21 7LW

Offers Over

£175,000





FEATURES

- Ground floor apartment
- Long Lease
- Close to Aylesbury Town Centre
- Spacious living room
- Popular residential development
- Two good-sized bedrooms
- Family bathroom
- Close to Stoke Mandeville Hospital
- Approximately 15-minute walk to Stoke Mandeville Hospital
- Ideal Investment purchase/First Time Buy

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Rye View HOMES

2 Bedroom Flat located in Aylesbury

The property is conveniently located within easy reach of Aylesbury town centre, offering a wide range of shops, restaurants, cafés and local amenities. Stoke Mandeville Hospital is also approximately a 15-minute walk away, making the property particularly convenient for hospital staff and those looking to be close to local facilities. The area is well served by local bus routes, providing easy access to Aylesbury and the surrounding areas.

The accommodation is well proportioned throughout and comprises two good-sized bedrooms, offering comfortable living space for a couple, small family or those looking for a spare bedroom or home office. There is also a family bathroom fitted with a white suite and shower attachment over the bath.

The property benefits from a spacious living room, providing a comfortable area for both relaxing and entertaining, along with a well-equipped kitchen with space for appliances including a washing machine and fridge.

The location is another major benefit of this property. Poets Chase is situated within easy reach of Aylesbury town centre, where a variety of shops, cafés, restaurants, supermarkets and other everyday amenities can be found. The property is also approximately a 15-minute walk from Stoke Mandeville Hospital, making it particularly convenient for those working at the hospital. Local bus routes are readily accessible, providing transport links into Aylesbury and the surrounding areas.

For commuters, Aylesbury offers a range of transport options, while the property's convenient position provides easy access to local road networks and surrounding towns.

Leasehold Information: The property benefits from a 999-year lease commencing from 1 September 1987, with approximately 960 years remaining. The annual maintenance/service charge is £1,739.18.

NOTE: These particulars are intended only as a guide to prospective viewers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective applicant must satisfy himself by inspection or otherwise as to the correctness of the particulars contained.













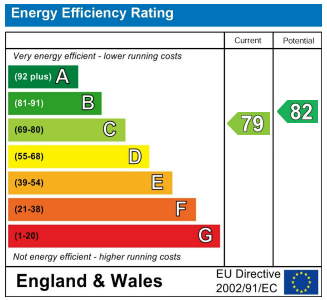


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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy,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

Rye View HOMES