



21 Alexander Court

Guide Price £350,000
(other fees apply)



It can only be Audley.



This charming and spacious first-floor, two-bedroom apartment enjoys a prime location within easy reach of the village's central amenities.

The main bedroom features a Juliet balcony, en-suite, and built-in wardrobes. A second bedroom, family bathroom, and well-appointed kitchen complete the layout, alongside a bright lounge/diner that also benefits from a Juliet balcony.

Key Features

- Close to village amenities with lift access
- En suite shower room in the bedroom, and a guest bathroom
- Juliet balconies in the lounge and main bedroom
- SieMatic kitchen with integrated appliances including fridge freezer, dishwasher, oven, hob, microwave oven, and a washer dryer
- Permitted allocated parking space

Fees

Monthly Management Fee: £1,226.07

Annual ground rent: £500

Parking: No parking fees apply

Council Tax Band: E

Tenure: Leasehold

Audley owners have our firm undertaking that their monthly management fee will increase only once a year. A deferred management charge also applies to this property. This charge is payable on change of occupier and based on the final achieved sale price or the open market value, whichever is greater. 1% per year or part-year up to a maximum of 15 years (15%).

Viewing by appointment with the sales office.

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Internal Measurements	Metric (m)	Imperial (ft)
Living room / Dining room	4.57 X 4.12	15'0" X 13'6"
Kitchen	2.97 X 2.89	9'9" X 9'6"
Main Bedroom	3.89 X 2'96"	12'9" X 9'8"
Bedroom two	3.89 X 2.55	12'9" X 8'4"

Built in wardrobes in bedrooms have not been included in the overall dimensions. Maximum measurements shown.

Furniture shown to illustrate possible room layouts and not included in sale.

core	Energy rating	Current	Potentia
2+	A		
1-91	B	83 B	83 B
3-80	C		
5-68	D		
3-54	E		
1-38	F		
20	G		



