

14 HENLEY HALL

Guide Price £299,000
(other fees apply)



It can only be Audley.



This beautifully presented one bedroom, second floor apartment with east aspect, benefits from the morning sunshine. The spacious living/dining room provides direct access via sliding, glazed, pocket doors to the modern SieMatic kitchen with integrated Neff and Bosch appliances. The large double bedroom has fitted wardrobes and the well fitted bathroom has a full-size bath and is a walk-in wet room.

Key Features

- Living /Dining room with glazed pocket doors leading to the kitchen
- SieMatic kitchen with integrated Neff and Bosch appliances
- Large double bedroom with fitted wardrobes
- Bathroom with full size bath and walk in wet room
- Wooden floors throughout
- Car parking space available
- Situated conveniently close to the town centre

Fees

Monthly Management Fee: £1,259.24

Annual ground rent: £500

Annual parking: £145.36

Council Tax Band: C

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.

01926 339 484 binswoodsales@audleyvillages.co.uk



Internal Measurements	Metric (m) Imperial (ft)	
Living room / Dining room	4.65 X 4.62	15'2" x 15'2"
Kitchen	2.90 X 2.40	9'5" x 7'9"
Main Bedroom	3.72 x 3.42	12'2" x 11'2"

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.



