

FOR SALE



Lewell Avenue, Marston
Guide Price £215,000


MARTIN&CO

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Key Notes:

- White Goods
- Close to Hospitals
- No Ground Rent
- No Service Charge
- Vacant Possession: March 2025
- Tenure: Share of Freehold
- Lease Term: 125 Years from 6th July 2007
- Council Tax Band: B
- No Onward Chain
- Top Floor Maisonette
- Drive Way Parking
- No Rear Garden



| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | 74 C | 74 C |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Martin & Co welcome a lovely One Bed Maisonette situated on Lewell Avenue in Marston. The property is being sold with No Onward Chain and Vacant Possession from March 2025.

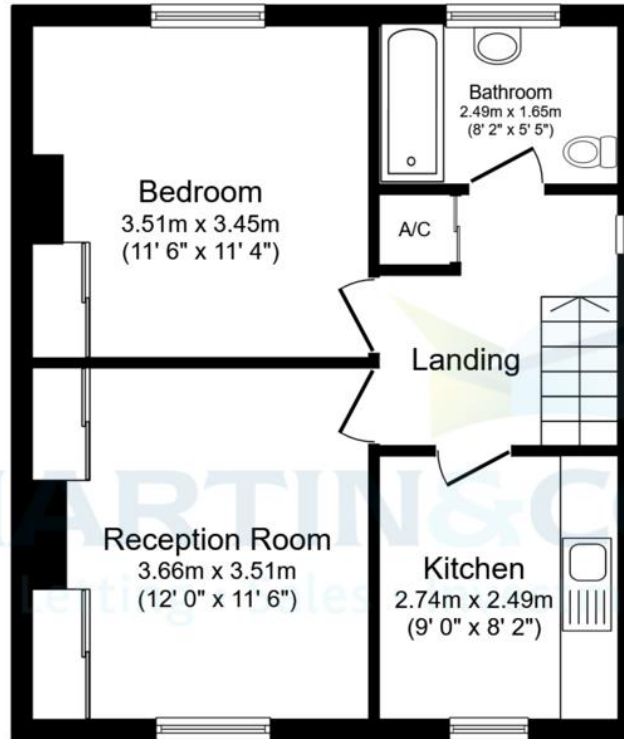
This would be a great opportunity for someone who is looking for an investment or looking to get on the property ladder. Conveniently located in Marston, the Maisonette is within walking distance to the local John Radcliffe Hospital and also benefits from having great transport links to the Centre.

Internally, the Maisonette comprises of the following; spacious Master Bedroom, Living Room, Kitchen with Fitted Appliances and a Bathroom. In addition, it also benefits from having Off-Road Parking.

It has a Share in the Freehold along with the Maisonette below. Attractively, it also does not have any annual Service Charge or Ground Rent.

LOCATION: Marston is well served for local amenities including supermarkets, small restaurants, a health centre and frequent buses to Headington, Summertown and the city centre. The JR Hospital is within walking distance and there is quick access to the ring road, A40 and M40. Nearby cycle paths provide a traffic-free route to the university's science area, parks and rivers.





Floor Plan

Floor area 44.0 m² (473 sq.ft.)

TOTAL: 44.0 m² (473 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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

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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.