



**7, VERENIA COURT SHIPTON ROAD
WOODSTOCK, OX20 1LF**

£450,000

LEASEHOLD - SHARE OF FREEHOLD

William | Jones

Estate Agents

7, VERENIA COURT SHIPTON

- Each Apartment owns 1 share of the Freehold under the company set up
- Share of Freehold - lease being extended to 999 years
- Large Luxury maisonette
- End of Chain
- Newly fitted Kitchen and Bathroom
- Two Parking spaces
- Communal bin store and bike rack
- Underfloor heating in bathroom
- Office area with balcony overlooking lounge
- Kitchen refitted in 2018



A rare opportunity to purchase a luxury maisonette built in 2002 in central Woodstock. Based over two floors this delightfully designed property offers a sense of modern living, spacious accommodation all finished to a high standard. Each of the 8 owners hold an equal share of the freehold and have full control over the costs to maintain the well preserved grounds and parking area.

Within walking distance to the heart of this historical town, full of shops, restaurants and bars as well as the grounds to Blenheim Palace.

Both Woodstock Primary and Marlborough senior school are also extremely close by.
In our opinion this is a must view property.



7, VERENIA COURT SHIPTON ROAD





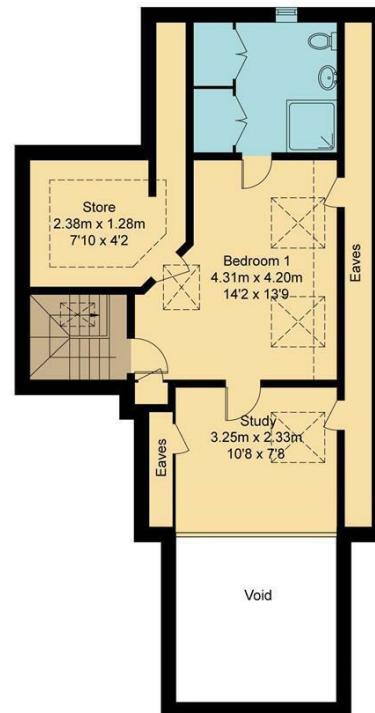
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Verenia Court, OX20

Approximate Gross Internal Area = 133.10 sq m / 1433 sq ft
For identification only - Not to scale



First Floor



Second Floor

Floor plan produced in accordance with RICS Property Measurement Standards.
Not to scale, for illustration and layout purposes only.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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/tenants are advised to recheck the measurements

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