

DOWNER & CO

TRUSTED SINCE 1988

48 Crawford Place, Newbury RG14 1XQ

Price: £190,000

Features.

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Description.

NO ONWARD CHAIN

Located in the town centre is a very smart and spacious two bedroom first floor maisonette that is ready to move into. Locally, the high street is just a minute's walk away and the mainline rail station to London Paddington is approximately a ten minute walk. There are also miles of footpaths along the canal and Northcroft Leisure Centre is on the doorstep.

The light and airy accommodation consists of own front door to stairs, hall, kitchen, open plan living/dining room, master bedroom, second bedroom and family bathroom. Benefits include Share of Freehold, upvc double glazing, electric heating and parking. White goods available free of charge if wanted.

Lease details & outgoings:
Share of Freehold.
Lease approx. 986 years remaining.
Service Charge: £534.22 for 6 months.







Location.

The pretty market town of Newbury offers a wide range of shopping facilities including a twice weekly local market, pedestrianised high street with local and national retail stores and major grocery outlets. There is a variety of cafes, restaurants and bars, a multi-screen cinema and the historic Corn Exchange theatre. There is a major rail station with direct links to London Paddington, the City of London and the West Country, and excellent access to the M4/A34 junction.







Approximate Gross Internal Area
65.02 sq m / 699.86 sq ft

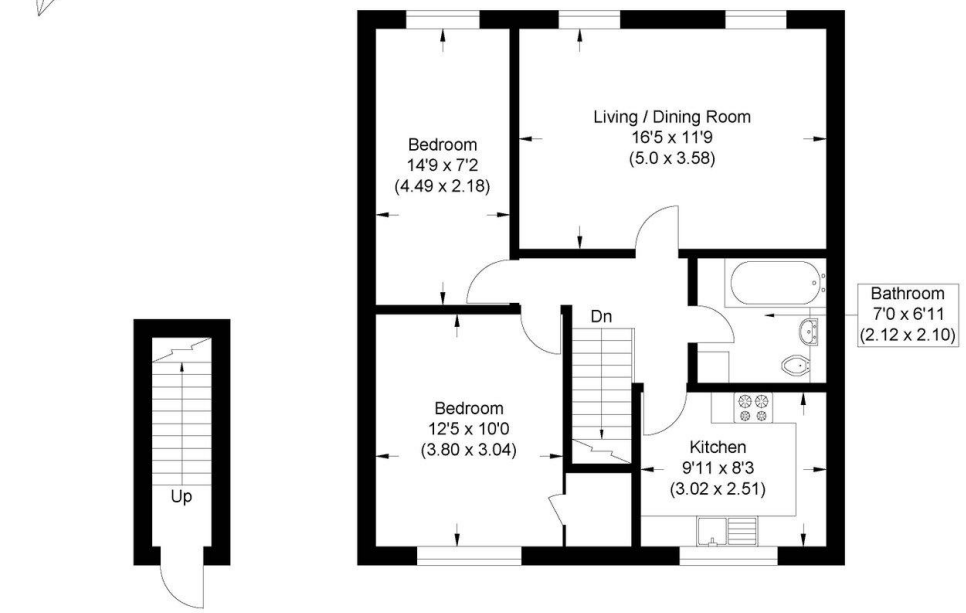
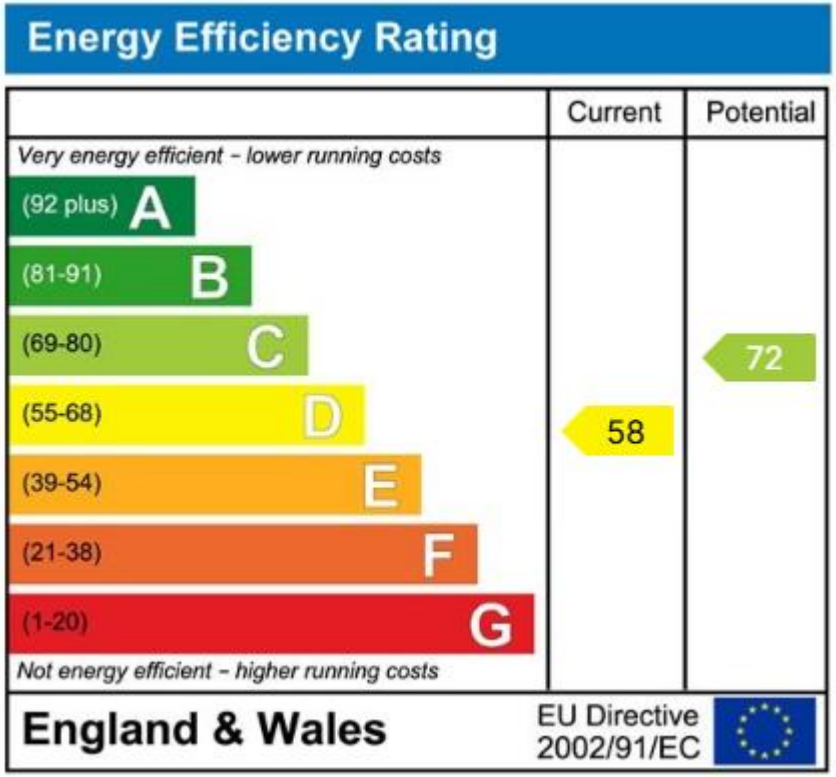


Illustration for identification purposes only, measurements are approximate, not to scale.



Important Notice

PROPERTY MISDESCRIPTIONS ACT 1991
The information in this document is indicative and is intended to act as a guide only. These particulars should not be relied upon as accurately describing any of the specific matters described by any order under the Property Misdescriptions Act 1991. This information does not constitute a contract or warranty. The dimensions given on plans are subject to minor variations and are not intended to be used for carpet sizes, appliance sizes or items of furniture. We would like to point out that all photographs are taken with a wide angle lens and any fitted appliances have not been tested.

EPC: D

COUNCIL TAX BAND: C
2026/2027: £2,268.74.

TENURE: SHARE OF FREEHOLD

For more information on this property or to arrange a viewing please call the office.

Alternatively, visit our website below to view all the details of this property online.

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