

Crabhill at Kingsgrove

Crabhill at Kingsgrove, Reading Road, Wantage, OX12 8HT



ALFRED COURT APARTMENTS

1 and 2 bedroom apartments





Typical St. Modwen Homes interiors – indicative only.

Crabhill at Kingsgrove

Alfred Court – 2 Bedroom Apartments

An attractive, and elegantly designed three storey apartment building, Alfred Court features a number of attractive 2 bedroom apartments, perfect for either first-time buyers or downsizers looking for modern comfort.

Offering a contemporary, spacious take on modern living, these apartments come complete with a modern open-plan kitchen/living/dining area, perfect for socialising. As well as two bedrooms, these apartments feature a private outdoor terrace, perfect for enjoying breakfast al-fresco or settling down in an evening with a book.

Specification

Kitchen

- A choice of fitted units with soft-close drawers and doors
- A choice of laminated worktops with stainless steel splashback
- Four way spotlights in the kitchen area
- Fully plumbed washer-dryer
- Four-burner gas hob complete with overhead chimney extractor hood

Bathroom

- Ideal Standard iLife bath complete with panel, frameless hinged shower screen and thermostatic shower
- Integrated WC with shrouded back
- Wash basin on pedestal featuring chrome mixer tap
- Tiled finish to windowsills

Extra features

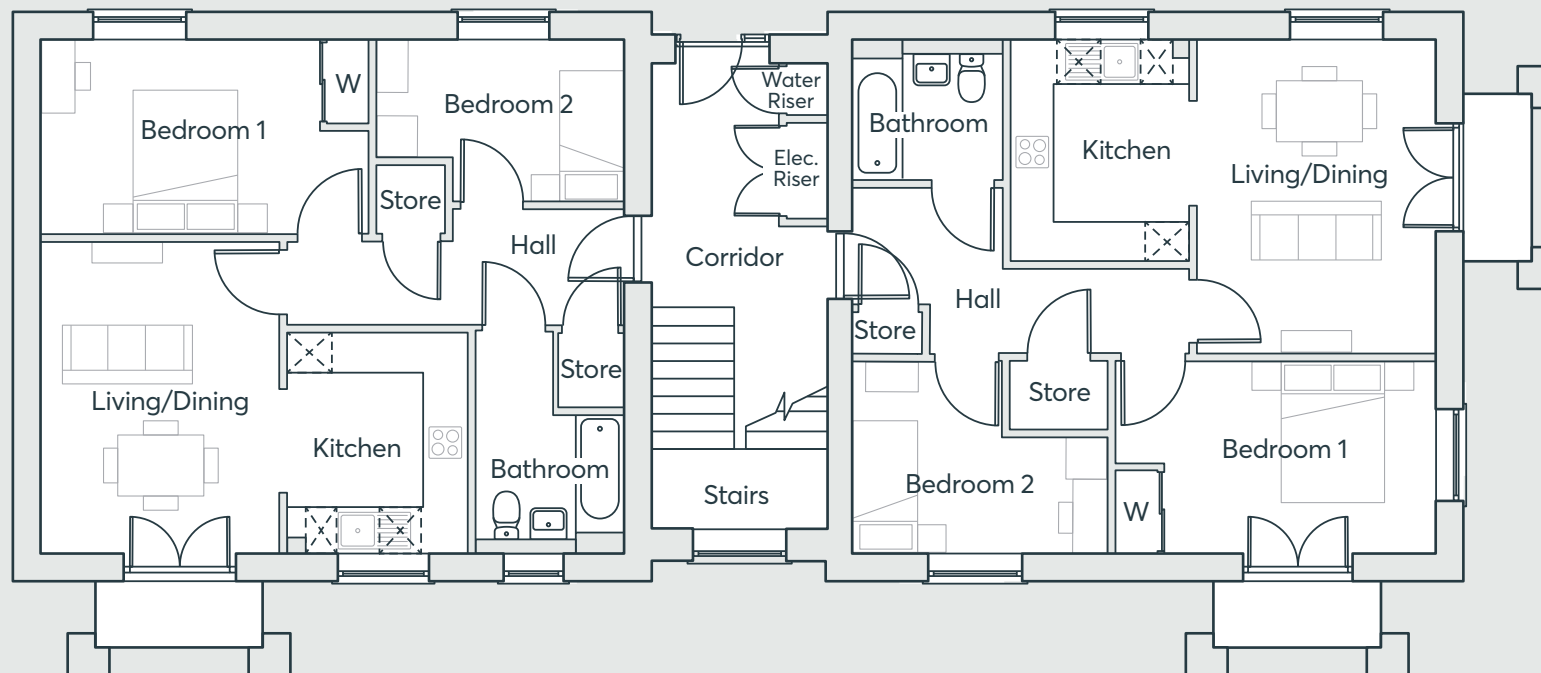
- Wardrobe in bedroom 1 with mirrored doors
- UPVC high-performance glazed windows and patio doors
- Multi-point locks on patio doors
- Lounge and master bedroom media plate pre-wired for digital TV output
- Hyperoptic internet point available
- Gas-fired central heating with white radiators
- Integrated thermostat with digital display

*Specification details are correct as of August 2023. Please speak to your Sales Consultant for any changes to the specification or for further details.

Alfred Court Apartments

659 SqFt

Ground floor



Apartment 2

Living/Dining	4.45m × 3.45m	14'7" × 11'4"
Kitchen	3.19m × 2.55m	10'6" × 8'4"
Bedroom 1	2.77m × 4.68m	9'1" × 15'4"
Bedroom 2	2.32m × 3.55m	7'7" × 11'8"
Bathroom	3.19m × 2.15m	10'6" × 7'1"

Apartment 1

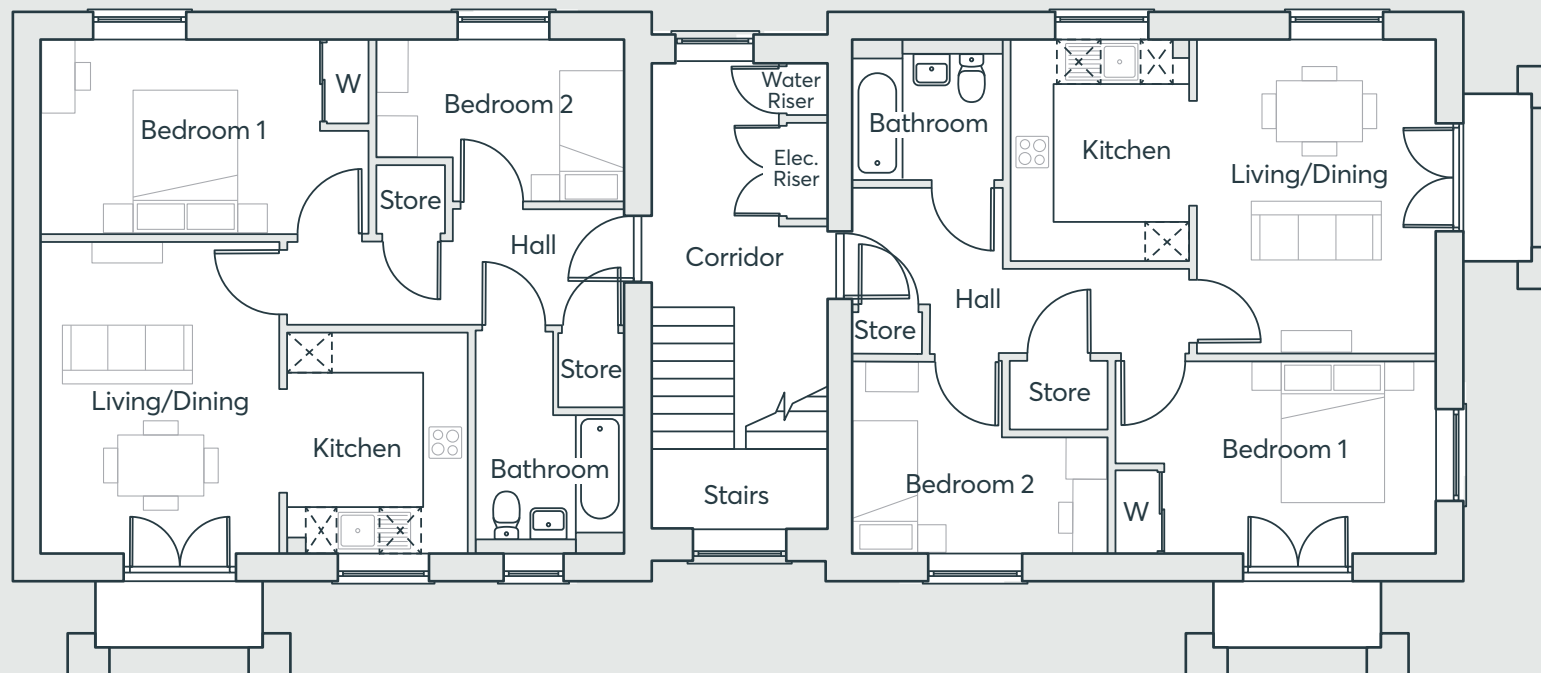
Living/Dining	4.45m × 3.45m	14'7" × 11'4"
Kitchen	3.19m × 2.55m	10'6" × 8'4"
Bedroom 1	2.77m × 4.60m	9'1" × 15'1"
Bedroom 2	2.77m × 3.64m	9'1" × 11'11"
Bathroom	2.00m × 2.15m	6'7" × 7'1"

Computer generated images are indicative only. External finishes, materials, layouts, window positions and styles may vary. Room sizes are taken to the widest point in each room wall to wall and a tolerance of +/- 5% is allowed. The floor plans are for guidance only and may be subject to change and properties may be "handed" or mirror images of the plans shown. Please check with our Sales Consultant or Selling Agent.

Alfred Court Apartments

659 SqFt

First floor



Apartment 4

Living/Dining	4.45m x 3.45m	14'7" x 11'4"
Kitchen	3.19m x 2.55m	10'6" x 8'4"
Bedroom 1	2.77m x 4.68m	9'1" x 15'4"
Bedroom 2	2.32m x 3.55m	7'7" x 11'8"
Bathroom	3.19m x 2.15m	10'6" x 7'1"

Apartment 3

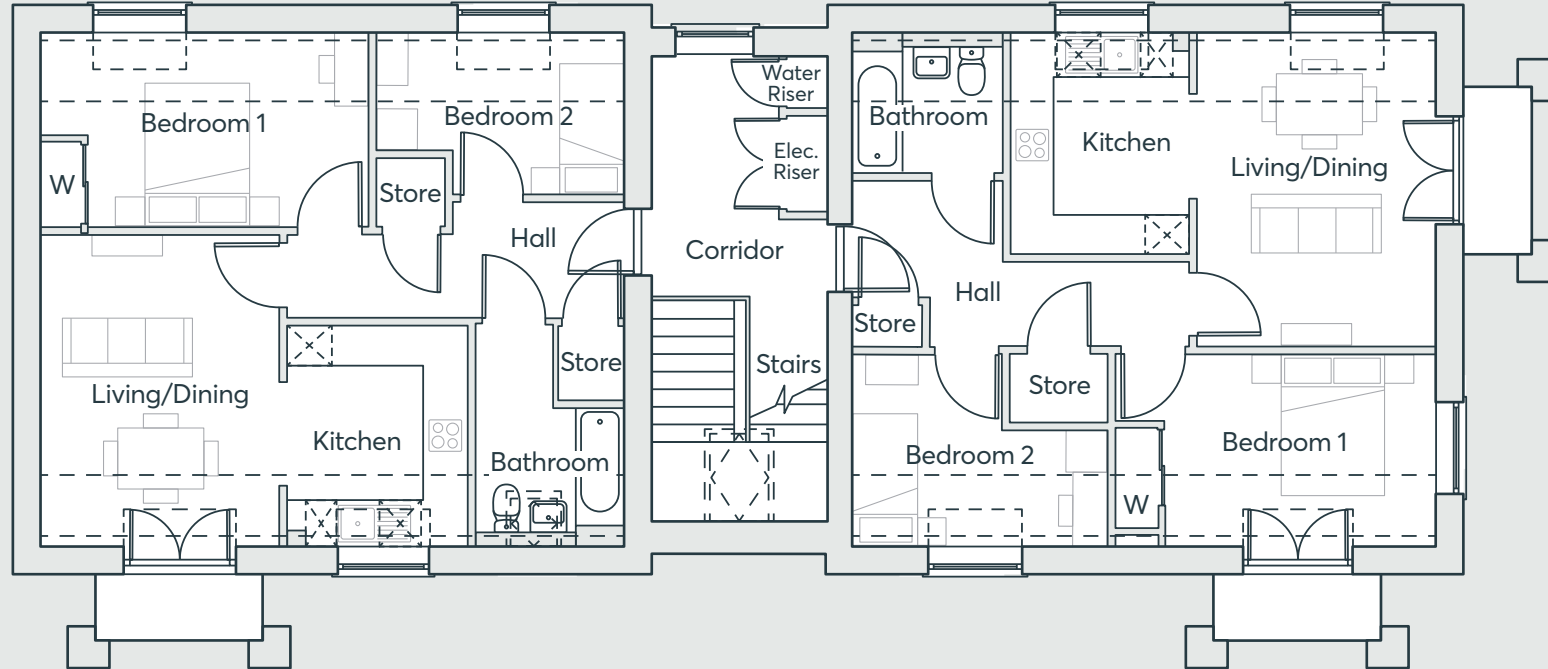
Living/Dining	4.45m x 3.45m	14'7" x 11'4"
Kitchen	3.19m x 2.55m	10'6" x 8'4"
Bedroom 1	2.77m x 4.60m	9'1" x 15'1"
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Alfred Court Apartments

659 SqFt

Second floor



Apartment 6

Living/Dining	4.45m × 3.45m	14'7" × 11'4"
Kitchen	3.19m × 2.55m	10'6" × 8'4"
Bedroom 1	2.77m × 4.68m	9'1" × 15'4"
Bedroom 2	2.32m × 3.55m	7'7" × 11'8"
Bathroom	3.19m × 2.15m	10'6" × 7'1"

Apartment 5

Living/Dining	4.45m × 3.45m	14'7" × 11'4"
Kitchen	3.19m × 2.55m	10'6" × 8'4"
Bedroom 1	2.77m × 4.60m	9'1" × 15'1"
Bedroom 2	2.77m × 3.64m	9'1" × 11'11"
Bathroom	2.00m × 2.15m	6'7" × 7'1"

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