

FOR SALE



Oxford Castle, New Road
Guide Price £575,000


MARTIN&CO

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Key Notes:

- Duplex Apartment
- Westerly Facing Balcony
- Two Bathrooms
- Open Plan Kitchen Living Space with High Ceilings
- No Allocated Parking
- Service Charge: £2,163.46 PA
- Ground Rent: £200.00 PA
- Council Tax Band: E
- Tenure: Leasehold
- Lease Term: 125 years from 24th June 2005
- No Onward Chain
- Tenants in Situ- 26th July 2025
- Rent: £2,500.00 PCM



Martin & Co welcome this stunning Two-Bedroom Duplex Apartment situated in this prestigious development in the heart of Oxford City Centre. The apartment is awash with natural light and enjoys some amazing views both from inside and from the balcony.

The lower level comprises a wonderful open plan living arrangement with a balcony overlooking the Castle courtyard. It also includes a high-quality kitchen with integrated appliances and granite work tops, dining area, living area, study area, and stylish shower room.

The upper level offers two bedrooms and a contemporary bathroom. Oxford Castle is located in the heart of the city with Westgate Oxford literally a stone's throw away as well as the various other amenities and entertainment Oxford City Centre has to offer.

The property is being sold with No Onward Chain and Vacant Possession. Any questions, please contact Martin & Co Oxford.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		73 C
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		



Approximate Gross Internal Area

81.3 m² ... 875 ft² (excluding balcony)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purpose only and should be used as such.

Drawn by E8 Property Services. www.e8ps.co.uk



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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.

