



45 Jackman Close, Abingdon OX14 3GH

45 Jackman Close

Larger design ground floor apartment, forming part of this popular modern development located close to the nearby thriving Abingdon town centre, complemented by attractive communal gardens, allocated and visitors parking facilities and an excellent extended lease with 156 years remaining.

Jackman Close is a very popular development situated on the edge of Abingdon town centre and offers easy pedestrian access to the town's wide range of facilities, complemented by a quick route onto the A34 leading to many important destinations north and south. Useful distances include Oxford city (circa. 8 miles) and Didcot town (circa. 10 miles) with its useful mainline railway station to London Paddington.

Bedrooms: 2

Bathrooms: 1

Reception Rooms: 1

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: D





Key Features

- Inviting entrance hall with storage cupboard off.
- Impressive 18' living and dining room with French doors opening up to the communal gardens
- Well equipped modern kitchen and breakfast room with an excellent selection of floor and wall units and complemented by many built-in and free standing electrical appliances
- Two spacious bedrooms complemented by bathroom with white suite
- The property benefits from an extended lease with approximately 156 years remaining with a service charge of £402.81 quarterly and no ground rent
- Attractive communal gardens with allocated/visitor parking facilities and the property is offered to the market with certainty of no ongoing chain

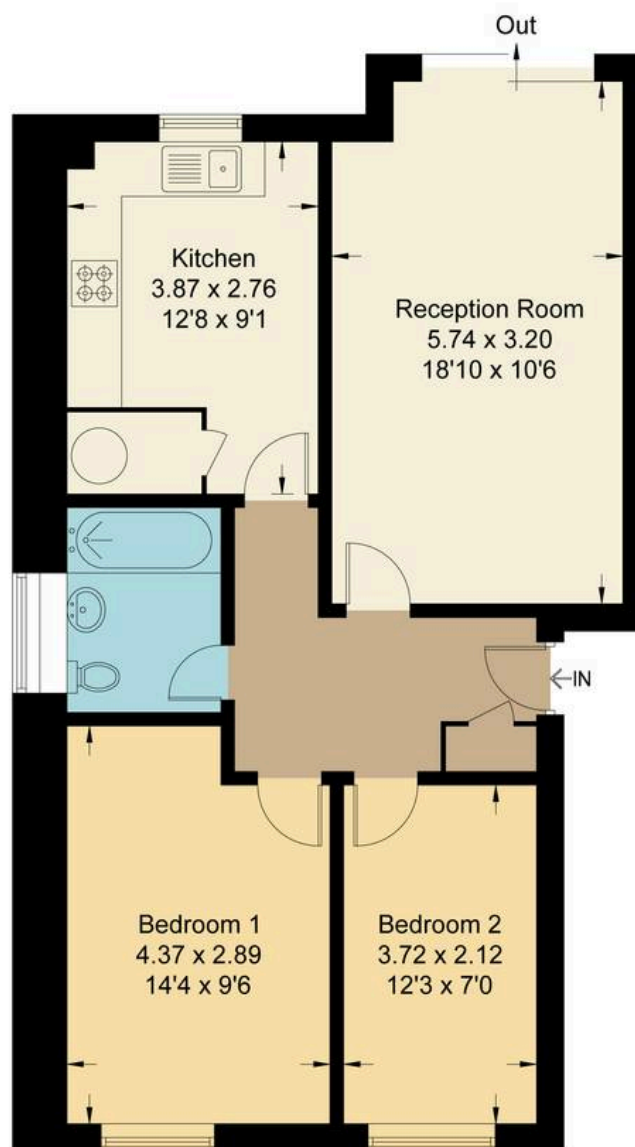




Jackman Close, OX14

Approximate Gross Internal Area = 62.20 sq m / 670 sq ft

For identification only - Not to scale



Ground Floor

Floor plan produced in accordance with RICS Property Measurement Standards.
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