



Virtually Staged

6 Cometa, 176 Kingsmead Road

Guide Price £269,000 | £1,300 pcm

Ashington Page

Cometa is a stylish home offering contemporary living in a highly desirable setting. There is great access to Junction 3 of the M40 and a short drive to rail stations with mainline links into London. London Heathrow is about 20 minutes away. Offered with no onward chain this property is an excellent opportunity for first-time buyers or investors. A new lease of 125 years will be issued by the Freeholder on completion. Service Charge is estimated to be £141.27 per month

EPC: C

Council Tax Band: B

Tenure: Leasehold

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Approximate Gross Internal Area = 59.9 sq m / 645 sq ft

The floor plan illustrates the layout of the property. It includes a Lounge (5.61 x 4.93 / 18'5 x 16'2), a Kitchen (2.97 x 1.76 / 9'9 x 5'9) with built-in units, a Main Bedroom (4.74 x 2.97 / 15'7 x 9'9), a Hall, and a bathroom. The property also features a Patio area. Dimensions are provided for each room.

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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