

2 Bedroom Modern Apartment CENTRAL LOCATION

79 WHITEHEAD WAY, AYLESBURY
BUCKINGHAMSHIRE HP21 8LR



£215,000

TEL. 01296 761 331

EMAIL; HELLO@WESOLDIT.CO.UK



THIS HOME FEATURES

TWO DOUBLE BEDROOMS

LOUNGE/DINING SPACE

SECURED ALLOCATED

PARKING

MODERN KITCHEN

WALK TO TOWN

WALK TO HOSPITAL

WALK TO TRAIN STATION

LOCATION

Located centrally within Aylesbury within a short walk of both Stoke Mandeville Hospital and the town centre offering a wealth of facilities such as shopping and leisure facilities. Whitehead Way is just over a miles walk from the London-bound mainline Train Station connecting with London Marylebone in under an hour.

Aylesbury itself is surrounded by vast countryside and offers an array or green spaces and walks to explore. With a University campus, National Spinal Unit and training hospital in the shape of Stoke Mandeville Hospital and the manageable commute make Aylesbury a popular destination for renters.

TEL. 01296 761 331

EMAIL; HELLO@WESOLDIT.CO.UK

LIVING AREA

BEDROOMS

Two double bedrooms, master bedroom with ensuite.

BATHROOMS

Modern fitted bathroom comprises panel bath, wash hand basin and low-level WC, ensuite shower to master

RECEPTIONS

Open plan living and dining room, door to kitchen.

KITCHEN

Modern kitchen with units at base & eye level, work surface with integrated oven with hob and extractor over, sink and drainer, splash back surrounds, space for washing machine, space and plumbing for a dishwasher, space for fridge/freezer.

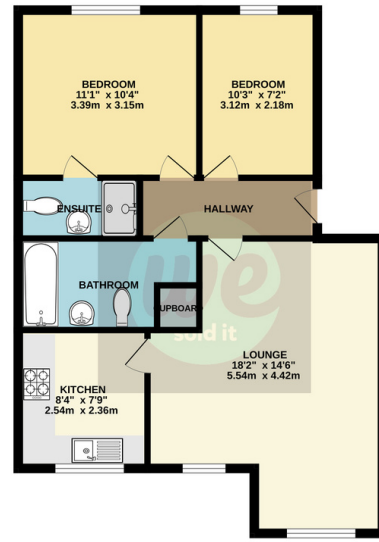


PROPERTY SUMMARY

WeSoldit.co.uk are pleased to present to the market this first floor two bedroom apartment situated in a central position a short walk of Aylesbury town centre and the London bound mainline train station. The property is accessed via a secure communal entrance (with security entrance telephone system) and comprises entrance hall, open plan living and dining space, modern fitted kitchen, secure gated allocated parking.



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



TOTAL FLOOR AREA - 607 sq ft (56.4 sq m) approx.
 Whilst every attempt has been made to ensure the accuracy of the description contained herein, measurements of dates, distances, areas and any other facts are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here and herein listed are the guarantee as to the condition of the property only for the plan.
 Made with Lettoplan 02023

OUTSIDE

Communal garden areas.

PARKING

Secure gated allocated parking.

VIEWINGS

Strictly by appointment with
WeSoldIt.co.uk

MONEY LAUNDERING REGULATIONS 2017 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your prompt co-operation in doing so to limit any delay in agreeing a sale.

THE CONSUMER PROTECTION REGULATIONS 2008 We the Agent have not tested any apparatus, equipment, fixtures and fittings or services and cannot verify that they are in working order or fit for the purpose. We advise any buyer to obtain verification from their Solicitor or Surveyor.

The Tenure of a Property as referenced is based on information supplied by the Seller. We the Agent have not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.

We would advise you check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require, or professional verification should be sought. We would recommend you do this, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and complete accuracy cannot be guaranteed. All dimensions are approximate. Floor Plan: For illustrative purposes only, not to scale.



*Fastest Train from Aylesbury to London Marylebone

Tel. 01296 761331

hello@WeSoldIt.co.uk

