



**Village Court, Village Road, PRENTON, CH43 6XN**

**welcome to**

**Village Court Village Road, PRENTON**

Convenient and chain-free! This one-bedroom upper floor flat in the heart of Oxton Village offers a spacious lounge, separate kitchen and bathroom – perfect for first-time buyers, downsizers or anyone wanting village life on their doorstep.



## Property Description

If you've ever fancied living just a short stroll from great coffee, independent shops and a lively village atmosphere – this could be the one for you.

Positioned in the heart of ever-popular Oxton Village, this one-bedroom upper floor flat offers more space than you might expect, and is ideal for first-time buyers, downsizers or savvy investors.

Step inside and you'll find a generously sized lounge – perfect for relaxing, entertaining or simply stretching out after a long day. The separate kitchen gives you plenty of room to cook (or convincingly pretend you do), while the bathroom is well-proportioned and practical. The bedroom is a comfortable double, making it a cosy retreat at the end of the day.

The layout makes great use of space, meaning every room feels functional and easy to live in.

Outside, you've got Oxton Village right on your doorstep – from brunch spots to evening drinks, everything you need is within walking distance (no taxis required!).

Best of all, the property is offered for sale with no onward chain, meaning a smoother, speedier move.

Homes in this location don't hang around for long – so don't miss your chance, call today to arrange your viewing!

## Lounge

13' 10" x 12' 3" (4.22m x 3.73m)

With double glazed window to front aspect and electric radiator.

## Kitchen

10' 5" x 6' 11" (3.17m x 2.11m)

With wall/base units and countertops, induction hob and electric oven, sink and drainer, fridge and freezer, sink and drainer and double-glazed window to side aspect.

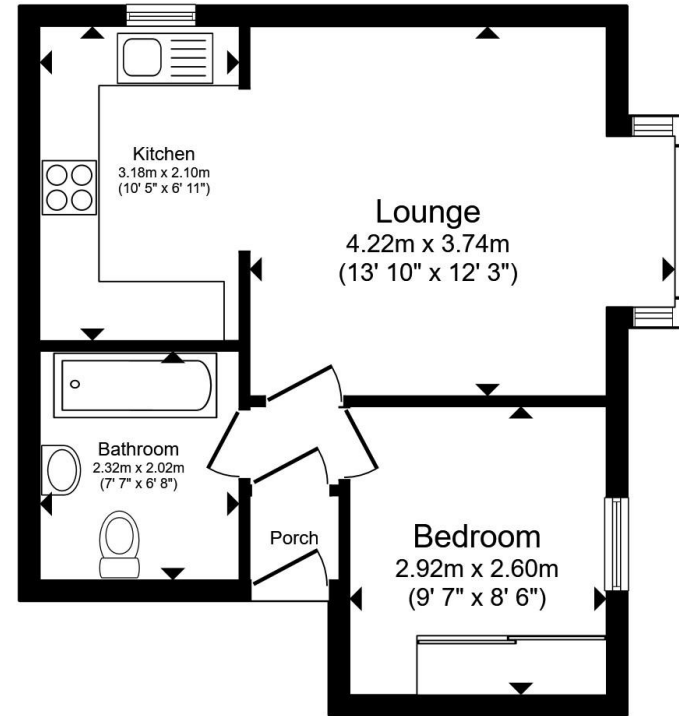
## Bedroom One

9' 7" x 8' 6" (2.92m x 2.59m)

With double glazed window to front aspect, electric radiator and built in wardrobes.

## Bathroom

With bath with mixer tap and overhead shower, wash hand basin, w/c and storage cupboard.



Total floor area 35.2 m<sup>2</sup> (379 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

  
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## Village Court Village Road, PRENTON

- One Bedroom Upper Floor Flat
- Spacious Lounge
- Kitchen
- Bathroom
- Residential Parking

Tenure: Leasehold EPC Rating: C

Council Tax Band: A Service Charge: 103.00

Ground Rent: 35.00

This is a Leasehold property with details as follows; Term of Lease 99 years from 29 Sep 1987. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £78,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
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