

An apartment with parking, garage & river views

Flat A, Baltic Court, Thameside, Henley-on-Thames, Oxfordshire, RG9 1BQ

Share of freehold



Reception hall • reception room • kitchen • 2 bedrooms
shower room • W/C • patio • allocated parking
garage

Situation

Baltic Court occupies an enviable location within striking distance of all that Henley has to offer. The town centre benefits from two major supermarkets, a theatre, cinema, the wonderful private members Phyllis Court Club, river and rowing museum and access to boating and rowing on the River Thames. Henley station has trains to London Paddington via Twyford. Schooling in the area has excellent repute with a number of private and state options, and the principal regional centres of Reading, High Wycombe and Maidenhead are easily accessible.

Description

The communal front door opens to a main entrance hall with its own front door found on the ground floor. Upon entering, you come into the reception hall which has doors leading off to various rooms. The living room features a curved bay window, electric fireplace and leads through to the kitchen. The kitchen, which has been refitted, has a selection of units, integrated appliances and door out to its patio. Both of the bedrooms are doubles and have fitted wardrobes.

The shower room has been refitted and there is also a separate W/C. There is underfloor heating.

Outside

There is a communal entrance with intercom system. Outside, there is a allocated parking space to the front with a single garage located to the rear of the building via a gravel driveway. There is a private patio which is accessed from the kitchen.

Directions

Entering Henley over the bridge, turn left at the traffic lights into Thameside. Head straight across at the junction with Friday Street. Baltic Court will be found immediately on your right hand side.





General remarks and stipulations

Tenure

Leasehold with share of freehold with vacant possession on completion.

Services

Mains, water, electric and drainage are connected. In accordance with the consumer Protection from Unfair Trading Regulations 2008 (CPR) and the Business Protection from Misleading Marketing Regulations 2008, please note that none of the services have been tested.

Local authority

South Oxfordshire District Council

Energy Performance

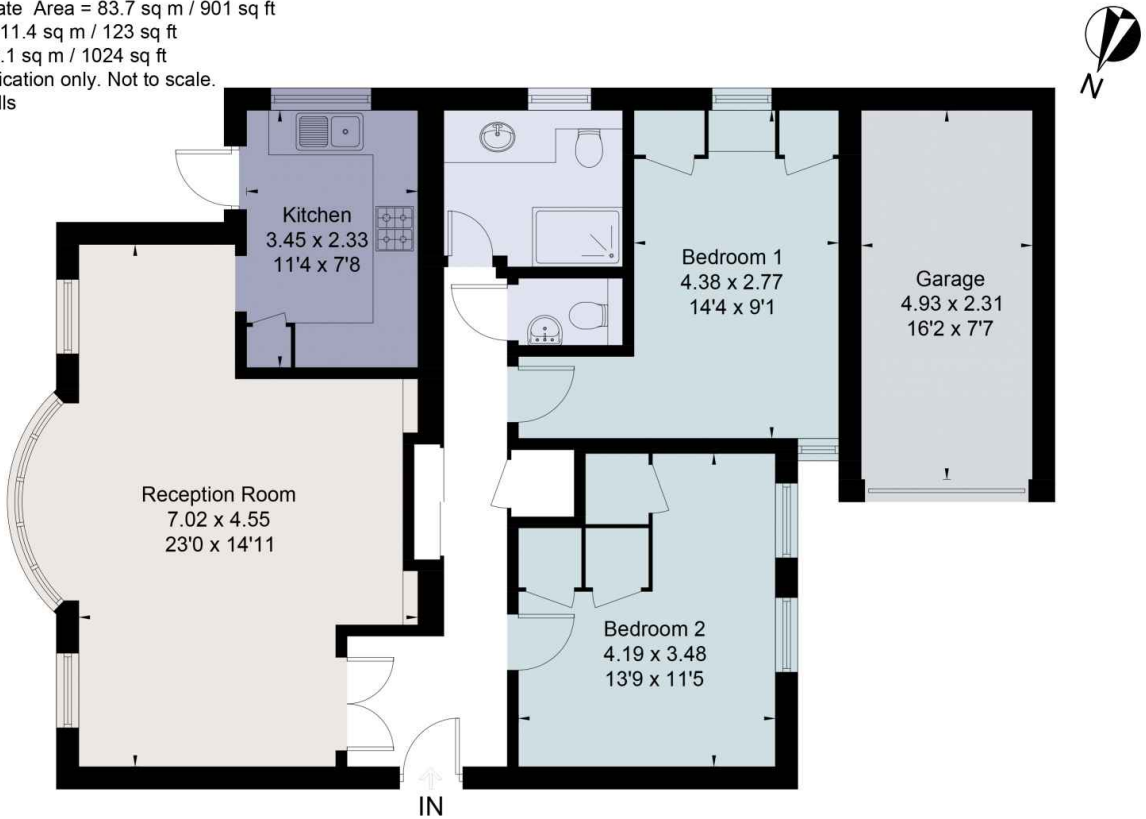
A copy of the full Energy Performance Certificate is available upon request.

Viewing

Strictly by appointment with Savills.



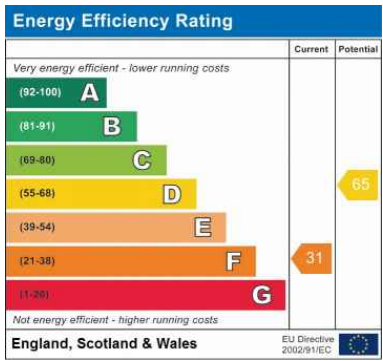
Approximate Area = 83.7 sq m / 901 sq ft
Garage = 11.4 sq m / 123 sq ft
Total = 95.1 sq m / 1024 sq ft
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Ground Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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