



Kings Mount, Oxton, CH43

Guide Price £112,500

Brennan Ayre O'Neill

Estate Agents | Surveyors | Property Managers

A two bedroomed apartment with a little more space than expected...

Venturing up to the second floor, the apartment sits to the rear of the development and compromises a good sized living room which sits separately to the kitchen, both enjoy a leafy view out.

There are two proportionate bedrooms, making the apartment ideal, perhaps, for sharers; or perhaps for the second to be used as a study.

There's also a three piece bathroom suite.

Kings Court sits towards the top of Kings Mount, Oxton, within a 5 minute stroll of Oxton Village, and less than a 10 minute walk of Borough Road with direct bus links to Liverpool - perfectly positioned for those looking for the simpler of commutes.

We believe current service charge sit at £110.08 per month, with 114 years remaining on the lease. Please consult with your solicitor to obtain further lease details.

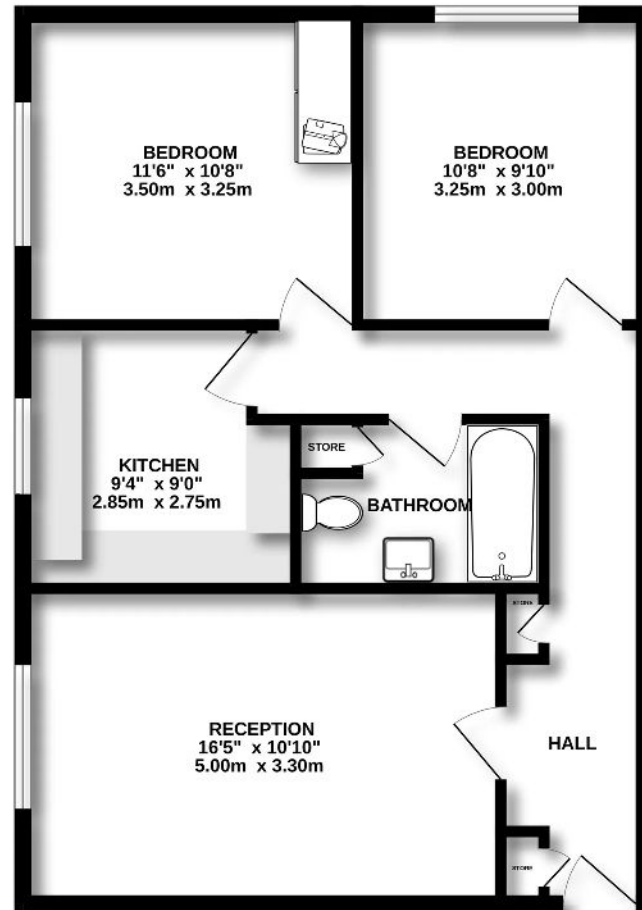
Tenure: Leasehold

Council Tax Band: A





GROUND FLOOR
651 sq.ft. (60.5 sq.m.) approx.



TOTAL FLOOR AREA: 651 sq.ft. (60.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items 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 have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	84
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



- These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract.
- Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy.
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