A modern first floor apartment centrally situated in the village with far reaching field views

- Entrance Hall
- Open Plan Living/Dining/Kitchen
- Double Bedroom
- Bathroom
- Dressing Room
- Allocated Parking
- Communal Gardens
- Ideal Buy to let or First time Buy

Location
Lambourn is a bustling village renowned for its horse racing connections. It offers the convenience of local shops, post office, church, primary and junior schools and recreational facilities and is only 5 miles from junction 14 of the M4 motorway. The market towns of Hungerford and Wantage are approximately 8 miles distant, Newbury 13 miles, Swindon 10 miles and Didcot 14 miles with a main line routes to London Paddington. Direct trains are also available at the nearer location of Hungerford.
This apartment is situated on a small development within walking distance of the village centre. There is allocated parking and communal gardens. The accommodation comprises entrance hall, open plan living room/dining room/kitchen with integrated appliances, double bedroom, dressing room and bathroom.

Outside
There are well maintained communal gardens surrounding the apartments with several patio areas. The car park is situated to the front where there is an allocated space and visitor parking. Further on road parking can be found on Station Road.

Wonderful first home with the most lovely views!

Paula Rudge
Notice is given that all curtains, carpets, blinds, equipment, light fittings and fixtures, fitted or not are deemed to be removable by the Vendor unless specifically itemised in the sales particulars. Important Notice - Jones Robinson for themselves and for the Vendors of this property, whose agents they are, give notice that:

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2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

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All measurements are approximate.

While we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact this office and we will be pleased to check the information for you, particularly if contemplating travelling some distance to view the property.

Directions
From the Market Place in Lambourn turn left into Newbury Street. Take the next turning right into Station Road. Turn almost immediately right into Warren Court where the property can be found on your left hand side.

Services
All main services are connected. Under-floor electric heating system.

All enquiries please to the Newbury office -
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