



HAYMAN-JOYCE

# 5 CHADWICK COURT

STOW ROAD  
MORETON-IN-MARSH  
GLOUCESTERSHIRE  
GL56 0FS

SPACIOUS FIRST FLOOR  
APARTMENT SITUATED CLOSE TO  
THE CENTRE OF MORETON-IN-  
MARSH, ONLY A FEW MINUTES'  
WALK FROM THE MAINLINE  
RAILWAY STATION.

## SITUATION

Attractive north Cotswold market town situated near the borders of Oxfordshire and Warwickshire  
Comprehensive facilities including GP Surgeries, hospital, dentist, bank, restaurants, public houses, range of shops, supermarkets and popular Tuesday market  
Within the catchment area for Chipping Campden School, a non-selective secondary school and sixth form with academy status

The award-winning Daylesford Farm Shop is about 8 miles away

The Members' Club, Soho Farmhouse, is about 16.5 miles away  
Mainline station with train services reaching Oxford (30 minutes), Reading (60) and Paddington (92)

Other towns within easy reach are Stratford-upon-Avon (16 miles), Cheltenham (23) and Oxford (27)

Guide Price £215,000

**HAYMAN - JOYCE**

High Street, Moreton-in-Marsh  
Gloucestershire  
GL56 0AX  
01608 651188  
[moreton@haymanjoyce.co.uk](mailto:moreton@haymanjoyce.co.uk)



## THE PROPERTY

- Highly contemporary and spacious first floor apartment, beautifully situated on the southern edge of Moreton, with an allocated parking space, small communal lawned garden and within walking distance of the town centre with it's many amenities, social clubs, pubs and restaurants
- The fabulous open-plan kitchen/living space is particularly generous in size, having a stylish fitted kitchen offering a great selection of wall and floor units, oak wooden surfaces with inset sink, and a number of integrated Zanussi appliances, which include an electric oven, hob, extractor, dishwasher, fridge-freezer and a Beko washing machine. The vendor has also fitted two bespoke wood-built base cupboards for extra storage
- The overall sitting area provides plenty of space for a sofa, dining table and chairs and a home office, if required, as well as engineered oak wooden flooring and two westerly-facing windows
- The double bedroom is a good size, with a built-in triple wardrobe, with ample hanging space and shelving above
- The bathroom comprises a P-shaped bath with rain-shower over, low-level wc, floating sink, heated towel rail and fully tiled walls
- The apartment also has the benefit of oak veneered internal doors throughout, LED kitchen lighting, USB charger sockets, bin store, bike store and an enclosed understairs storage cupboard situated in the ground floor communal entrance hall
- Remainder of 10 year NHBC warranty
- EPC Band B
- If this is a lettings investment, we would recommend a lettings guide price in the region of £1,000 pcm

## OUTSIDE

- Communal courtyard with parking
- Communal garden area
- Refuse store and bicycle store

## DIRECTIONS

- From our office head south on the High Street for approx. 500 meters, where the property will be found on the left hand side
- what3words: cycle.cherry.springing

## OUTGOINGS

- Council tax – band C
- Tax payable for 2026/27 - £2,144.05
- Service charge currently approx. £2,907.80 per annum
- Ground rent - £92.50 per annum

## SERVICES

- Mains water, electricity, gas and drainage are connected
- Gas fired central heating with Nest controller operated via an app
- Double glazing throughout
- Average broadband speeds advertised within this postcode are up to 53.7 Mbps if provider is BT

## TENURE & POSSESSION

- Leasehold – 150 years from and including 1<sup>st</sup> July 2019, with 143 years remaining
- Vacant possession on completion

## VIEWING

- Strictly by prior appointment with the sole selling agents:

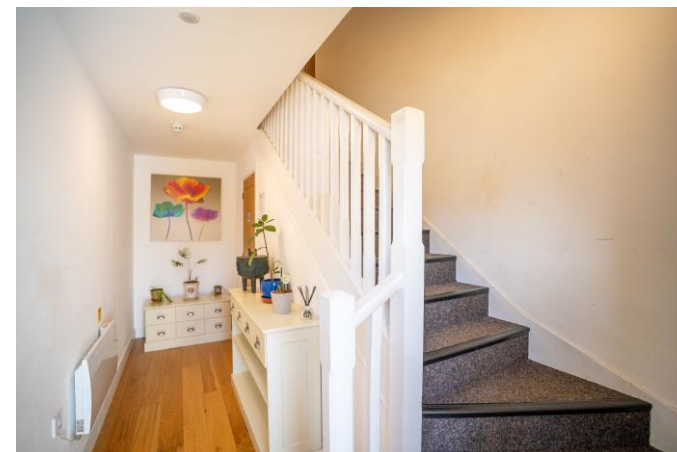
H A Y M A N - J O Y C E  
01608 651188

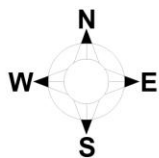


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## IMPORTANT NOTICE

1. Although we have used our best endeavours to ensure that everything in these particulars is correct no description or information should be relied on as a statement or representation of fact. All measurements, areas or distances are given as a guide only and should not be relied on as fact.
2. We have no authority to make any representations and all information is given entirely without responsibility on our and the vendors behalf.
3. Photographs are taken in good faith, but only show certain parts of the property. Unless otherwise stated photographs were taken at the time of, or since, the property's initial marketing.
4. Where reference is made to planning permissions or existing or potential uses, such information is given in good faith, but we cannot confirm that necessary consents exist or are valid. There may be legal restrictions on the property of which we are unaware.
5. We are unable to comment on the state of repair of the property, nor can we confirm that any services, equipment, facilities or appliances are in satisfactory working order.
6. Council tax bandings given are the current assessments. If improvements have been carried out to the property since April 1993, this banding may be reviewed.





# 5 Chadwick Court, Stow Road, Moreton-in-Marsh, GL56 0FS

Approximate Area = 52.3 sq m / 563 sq ft  
For identification only - Not to Scale



**First Floor**

**HAYMAN-JOYCE**