

# Breathing new life into old buildings

Local firm Zest Developments recently completed a unique and exclusive development of luxury flats, just up the road in Watlington. The stylish and sympathetic development of this historic building has created unusual and delightful living accommodation for those who appreciate quality and something a little different...

**B**uilt in 1906, Coaching House at Watlington is an imposing three-storey building with a handsome bay-fronted façade and impressive sash windows.

It has recently been remodelled and refurbished to provide eight unique and highly individual flats and duplex apartments by Thame firm, Zest Developments, who take pride in combining period charm with the very latest in modern technology and innovation, creating luxurious homes that boast quality, style, comfort, practicality and attention to detail.

The first six flats sold quickly and now the final phase, a pair of two bedroom



Coaching House, Watlington

apartments, one on the first floor and one on the second, have been released and offer a great opportunity for the investor or those seeking town centre living with character.

The apartments are offered for sale with stylish, high quality, Italian fitted kitchens by local designers Cu-Cucine and integrated Bosch appliances. Bathroom and Shower



Flat 6



Flat 6



Flat 5



Flat 5

rooms are fitted to a high standard with Villeroy & Boch sanitary ware and tiles. There is an integrated reception system suitable for Sky Q and terrestrial digital TV and radio.

Each apartment has the additional benefit of good quality flooring and carpet throughout plus a handy basement, lock-up storage unit and secure parking with automated gates to the rear of the building. The properties are sold with a 10 year ICW Structural Warranty and qualify for the Government's Help to Buy scheme.

Flat five has a Juliet balcony overlooking the pretty central courtyard and an impressive shower room, while Flat 6 has a bay-fronted reception room and master bedroom plus stylish bathroom with shower over and lovely period fireplaces.

Coaching House sits alongside the lovely listed former Coaching Inn - The Hare & Hounds, just off the quaint High Street in the centre of the charming country town of Watlington, near Thame.

Almost adjacent is the very distinctive 17th Century Town Hall, built by Thomas Stonor to commemorate the restoration of the Monarchy at the end of the Civil War.

Reputedly England's smallest town with origins dating from the 6th century, Watlington nestles at the foot of the Chiltern Hills, one of the country's most beautiful



Flat 6

landscapes and a conservation area, with The Icknield Way (Ridgeway National Trail) passing close to the town. It is about 2.5 miles from junction 6 of the M40 and around 20 minutes drive from Princes Risborough station and is due for a bypass soon, which will increase its appeal as a particularly lovely place to live

The apartments are well placed for the town's shops and services



Flat 6

which include a wide range of speciality foods and goods, including a Delicatessen, Artisan Chocolate Shop, Interior Accessories, Cookware, Home Lighting, Antiques, Vets, Beauty Salon, Café, Supermarket, Pharmacy and Pub. The town has a range of sports facilities that embrace football and cricket as well as tennis, squash and bowls.

Watlington Primary school and Rainbow Corner Day Nursery and pre-school have an 'outstanding' ofsted rating and senior education is provided by the well-regarded Icknield Community College.

For further information or to view the apartments, please contact Zest Developments as below.

- Zest Developments Ltd, Sanderum House, 38 Oakley Road, Chinnor, Oxfordshire OX39 4TW  
Tel: 01844 355488 Email: hello@zestdvlpnts.com  
Web: www.zestdevelopments.com
- Coaching House, Coaching Street, Watlington, Oxfordshire, OX49 5PX

Internal photographs by Mark Lord