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5 Price Close  
Bicester Oxfordshire OX26 4JH

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Beautifully presented and extensively improved, four bedroom detached house with a double garage and a larger than average and unusually private south facing garden. Set in a small close, within a quarter of a mile of Bicester North Station and convenient to local schools/amenities. No onward chain. This has benefits from improvements including; a refitted kitchen, refitted bathroom and ensuite, oak veneer flooring, triple glazed windows and replacement doors to house. Accommodation offers; two separate reception rooms, a ground floor cloakroom, an ensuite to the master bedroom and well proportioned bedrooms. The gardens are a major feature of the property, larger than average, south facing and unusually private. There is a double garage.

## SITUATION

Set in a small and highly desirable close, within quarter of a mile of Bicester North Station and Cooper School. Bicester is a thriving, historic market town with exceptional road and rail links. Both Junctions 9 and 10 of the M40 is easily accessible, the towns two mainline railway stations between them provide services to Oxford, Birmingham and London Marylebone in approximately 45 minutes. The town provides for all everyday needs as well as offering extensive recreational and employment opportunities.

## AGENTS NOTES

All main services are connected. Gas fired central heating to radiators.

Local Authority: Cherwell District Council; EPC Rating: D

Viewings Strictly by appointment via Thomas Merrifield Bicester +44 (0) 1869 253253



## DIRECTIONS

Exit Bicester town centre via the Buckingham Road, shortly after going under the railway bridge turn right into Cedar Drive follow this road until reaching the T Junction where you should turn left into Balliol Road and then first left into Bassett Avenue where Price Close can be found on the left hand side.



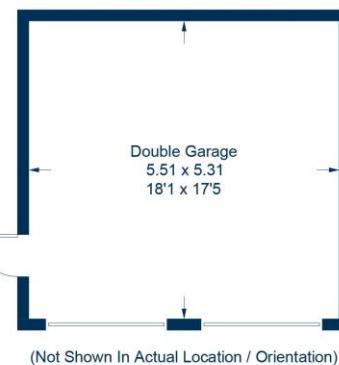
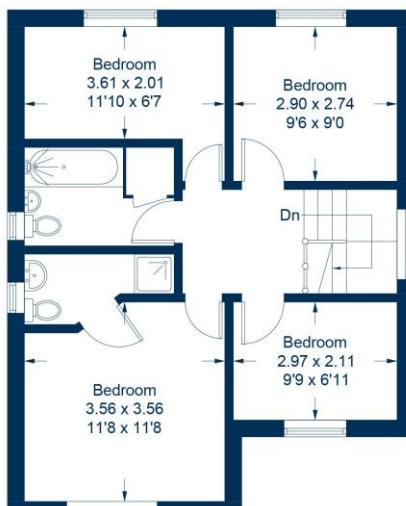
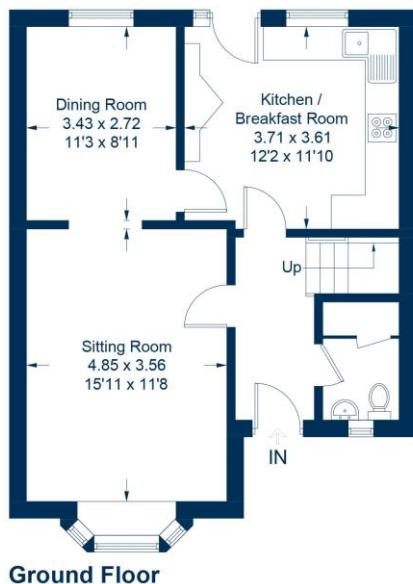


- Beautifully presented four bedroom detached house
- Extensively improved
- Super position in small close
- Unusually large and private south facing garden
- Refits to kitchen, bathroom and ensuite
- Double garage
- Triple glazing
- Convenient to Bicester North Station and Cooper School
- Council Tax: E
- No onward chain.

**Guide Price £540,000 Freehold**



Approximate Gross Internal Area  
Ground Floor = 51.6 sq m / 555 sq ft  
First Floor = 51.3 sq m / 552 sq ft  
Double Garage = 29.1 sq m / 313 sq ft  
Total = 132 sq m / 1,420 sq ft



(Not Shown In Actual Location / Orientation)

Ground Floor

First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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