



19 Western Crescent
Banbury, Oxon, OX16 9BX



ROUND & JACKSON
ESTATE AGENTS





A three bedroom mid terraced house with driveway parking for two cars, located close to the town centre, the train station and the Horton hospital.

The property

Western Crescent is a highly regarded cul-de-sac which is conveniently located within easy reach of the town centre, the train station and the Horton hospital. There are also two supermarkets and good schooling close by. Number 19 is a three bedroom mid terrace house with a driveway and tiered garden to the front and a lawned garden to the rear. On the first floor there is a hallway, a sitting room with fireplace and a fitted kitchen/dining room with double doors to the garden. On the first floor there are two double bedrooms, a single bedroom and a family bathroom.

We have prepared a floorplan to show the room sizes and layout. Some of the main features include:

Hallway

Main entrance door to the front, stairs to the first floor, doors to the sitting room and dining room.

Sitting Room

Located to the front with ample space for lounge furniture, a fireplace and a door to the kitchen/dining room.

Kitchen/Dining Room

Located to the rear with space for a dining table and chairs and double doors to the rear garden.

First Floor Landing

Hatch to loft space, doors to all first floor accommodation.

Bedroom One

A double room with built in wardrobes and a window to the front.

Bedroom Two

A double room with a window to the front.

Bedroom Three

A single room with a built in cupboard and a window to the front.

Family Bathroom

Fitted with a modern suite comprising a bath with shower over and wash hand basin and a low level WC. Attractive tiling and a heated towel rail.



Situation

Banbury is conveniently located only 2 miles from junction 11 of the M40 putting Oxford (22 miles), Birmingham (43 miles), London (78 miles) and of course the rest of the motorway network within easy reach. There are regular trains from Banbury to London Marylebone (51 mins) and Birmingham Snow Hill (55mins). Birmingham International airport is 42 miles away for UK, European and New York Flights. Some very attractive countryside surrounds and many places of historical interest are within easy reach.

Directions

From Banbury Cross proceed southwards via South bar Street and into the Oxford Road. Continue for approximately half a mile then turn left immediately after the Horton Hospital into Hightown Road. Western Crescent will be found as the fourth turning on your right where the property will be found on your left hand side.

Services

All mains services are connected.

Local Authority

Cherwell District Council. Tax band B.

Viewing Arrangements

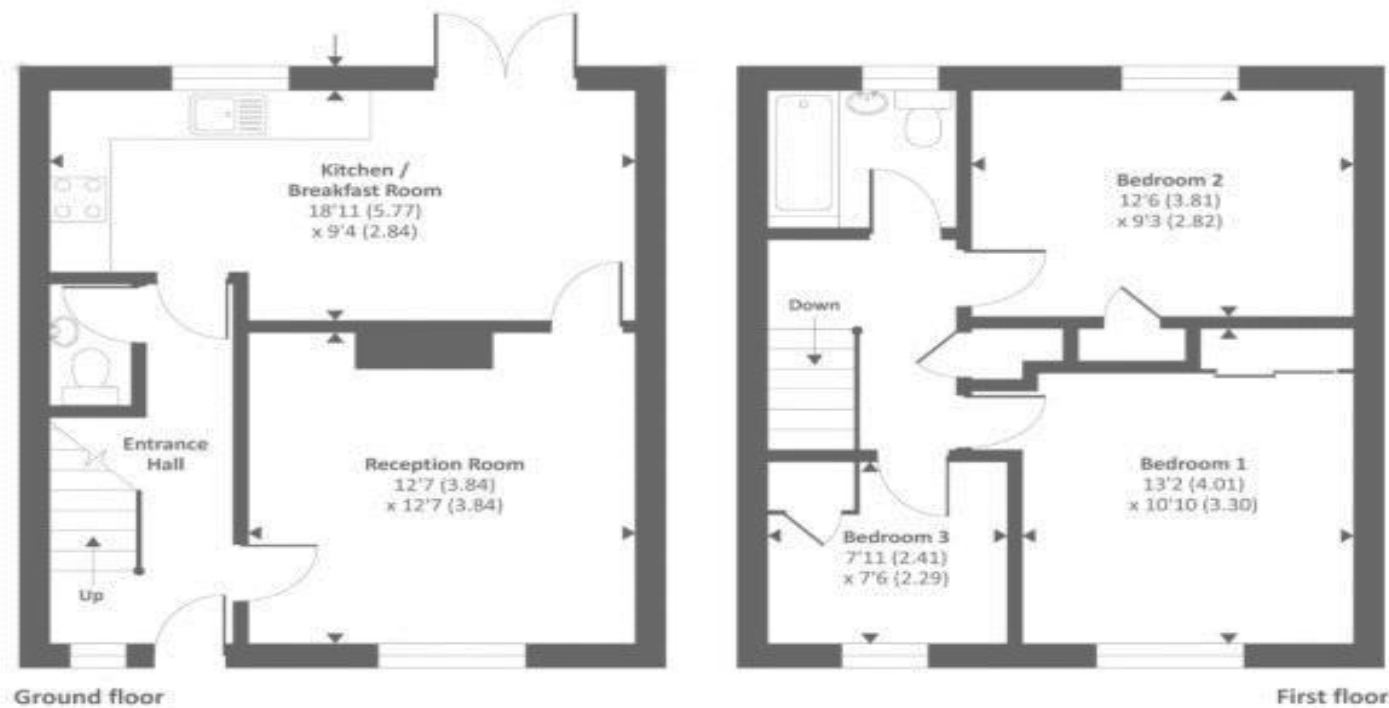
Strictly by prior appointment with Round & Jackson.

Tenure

A freehold property.

Asking Price: £299,950





Approx. gross internal floor area 874 SQFT / 81.2 SQM
 Approx. gross external floor area 1050 SQFT / 97.5 SQM
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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