



Coopers Gate | Banbury  
Price £360,000

  
**DISTINCT**  
Property Consultants



This stylish and contemporary mid-terrace family home is an absolute must-see. Offered with "no onward chain", it has been beautifully maintained and thoughtfully decorated by the current owner, showcasing a high standard of finish and attention to detail throughout.

EPC rating C

- Town House
- 3 Bedrooms
- 2 Reception Rooms
- Family Bathroom
- Kitchen
- En-suite Bathroom to Master Bedroom
- Downstairs WC + Utility Room
- Integral Garage
- Allocated Parking
- Garden

The accommodation comprises of:

This stylish and contemporary mid-terrace family home with stylish Cotswold green colour door is an absolute must-see. Offered with "no onward chain", it has been beautifully maintained and thoughtfully decorated by the current owner, showcasing a high standard of finish and attention to detail throughout. It's a home that's sure to impress anyone who walks through the door. The ground floor welcomes you with a spacious entrance hall providing internal access to the garage, a convenient shower room, a utility room, and a versatile reception room that opens directly onto the private rear garden—perfect for relaxing or entertaining. Upstairs on the first floor, you'll find a bright and airy living room with a charming Juliette balcony overlooking the garden, a sleek and modern kitchen/dining area ideal for family meals, and the main family bathroom. The top floor features three well-proportioned bedrooms, including a generous main bedroom with its own en-suite bathroom.



### Outside

Externally, the home benefits from a private driveway at the front and a low-maintenance rear patio garden—ideal for summer barbecues with friends or simply enjoying a peaceful evening with a glass of wine and your favourite book.

### Neighbourhood

Coopers Gate is a pleasant development only walking distance from Waitrose and Spiceball Leisure Centre a few minutes' walk.

There is Bluecoat Primary School.

Horton General Hospital 5 mins drive.

Police and Fire Station a few minutes' walk.

### Location

Easy access to M40, can reach Milton Keynes in about 40 minutes, Birmingham 45 mins, Bicester/Oxfordshire 30 mins.

The property is situated within few minutes' walk from the town centre with all the key Banbury amenities and facilities, including the railway station which has services to Birmingham, London and Oxford. The motorway network can be accessed via Junction 11 of the M40.

Banbury has an extensive range of shops and supermarkets, including Banbury Gateway and Castle Quay shopping centres. There are also plenty of sporting, arts and entertainment facilities, such as Spiceball Leisure Centre, the Banbury Museum and the Mill Arts Centre which runs a programme of classes and workshops, as well as exhibitions, films and live shows.

Local attractions include Broughton Castle (4.5 miles), the National Trust's Upton House (8 miles) and Sulgrave Manor (9 miles).





### **Situation & Property Information**

No Chain

Leasehold with 999 years from 1.1.1990 (years remaining 964)

Ground Rent £50 per annum

Council Tax Band D – Cherwell District Council

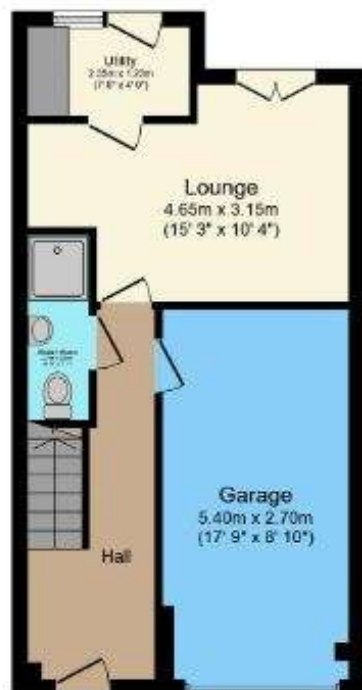
### **Viewings**

Strictly by appointment only.

### **Reservation Agreement**

A Reservation Agreement is available with this property to provide security once your offer has been accepted. Please ask us for more information





**Ground Floor**



**First Floor**



**Second Floor**

Total floor area 120.3 m<sup>2</sup> (1,295 sq.ft.) approx

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) <b>A</b>		
(81-91) <b>B</b>		85
(69-80) <b>C</b>	75	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Distinct Property Consultants is the seller's agent for this property. We always obtain detailed information from the seller to ensure the information provided is as accurate as possible however Your legal representative is legally responsible for ensuring any purchase agreement fully protects your position. Please inform us if you become aware of any information being inaccurate. Distinct Property Consultants have not tested any apparatus, equipment, fixtures, fittings, or services. It is the tenant (s)' interests to check their working condition. To comply with anti-money laundering regulations, buyers will be asked to provide proof of ID and proof of address as well as proof of funds. Distinct Property Consultants also offer Lettings and Property Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call us on the number shown above. We are an accredited by the UK leading professional body Propertymark ARLA and NAEA.

01295 234 750

<https://www.distinctpropertyconsultants.co.uk>

Bloxham Mill | Bloxham | Banbury OX15 4FF  
Email: [hello@distinctpropertyconsultants.co.uk](mailto:hello@distinctpropertyconsultants.co.uk)



**DISTINCT**  
Property Consultants