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Quadrant Estate Agents
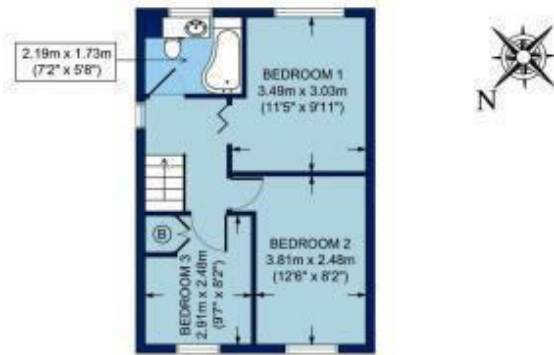
£395,000

61, Lawrence Way

Bicester, OX26 2FP

A deceptively spacious and well presented 3 bedroom semi detached family home located on the popular Greenwood Homes development close to shops, school and good road links. The property further boasts; Kitchen with seperate Utility Room, Cloakroom, Living/Dining room leading onto a good size Conservatory. On the first floor there are 3 good size bedrooms and family bathroom. To the outside there is a driveway for several vehicles leading to a single garage and rear garden with a rare degree of privacy.
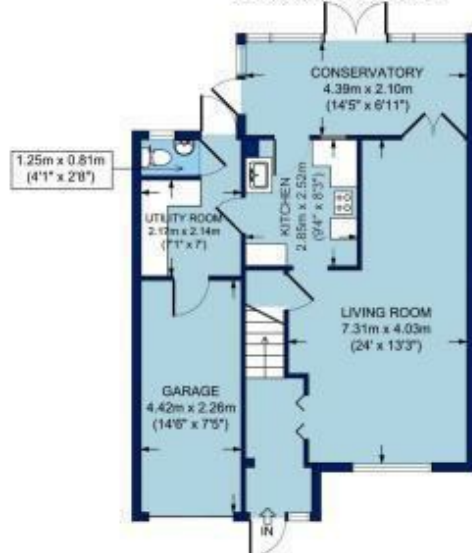
www.quadrant-estates.co.uk

FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 398 SQ FT

BEDROOM 1
3.49m x 3.03m
(11'5" x 9'11")

BEDROOM 2
3.81m x 2.48m
(12'6" x 8'2")

BEDROOM 3
2.91m x 2.48m
(9'7" x 8'2")

2.19m x 1.73m
(7'2" x 5'8")

CONSERVATORY
4.39m x 2.10m
(14'5" x 6'11")

KITCHEN
2.85m x 2.52m
(9'4" x 8'3")

UTILITY ROOM
2.17m x 2.14m
(7'1" x 7')

1.25m x 0.81m
(4'1" x 2'8")

LIVING ROOM
7.31m x 4.03m
(24' x 13'3")

GARAGE
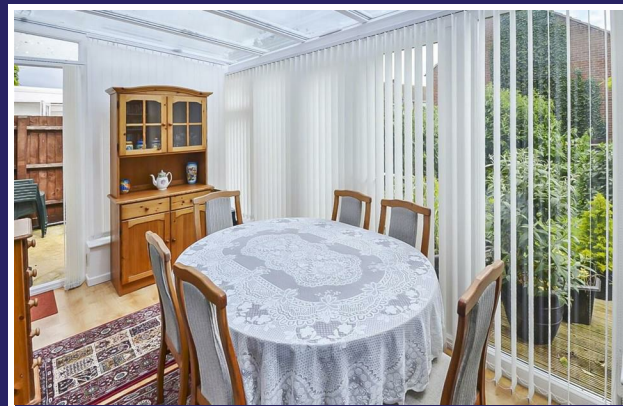4.42m x 2.26m
(14'6" x 7'5")

IN

GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 743 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA 1141 SQ FT / 106 SQ M
61 LAWRENCE WAY, BICESTER OX26 2FP

All measurements of walls, doors, windows, fittings and appliances,
including their size and location, are shown as standard sizes and therefore
cannot be regarded as a representation by the seller.

ACCOMMODATION

- Freehold

- Council Tax Band - C

- EPC Rating - TBC

- Council - Cherwell District Council

- Construction - Brick under Tiled Roof

- Mains Water - Thames Water

- Mains Electricity - Octupus Energy

- Mains Gas - Octupus Energy

- Mobile Phone Coverage - Please check using Ofcom Website

- Internet - Please check using Ofcom Website

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