



20 Lord Fielding Close, Banbury, Oxon OX16 1GB  
£245,000

**Stanbra  
Powell** | Estate Agents  
Valuers  
Property Lettings





*An end of terraced house requiring modernisation throughout, offered with no onward chain*

Entrance hall | Cloakroom | Living room | Kitchen/diner  
| Two double bedrooms | Bathroom | Garden to rear |  
Garden to front | Driveway

Enjoying a favoured cul-de-sac location within walking distance of many amenities, a two bedroom end of terraced house.

**Ground Floor**

Front door.

Entrance hall. Door to cloakroom.

**Cloakroom:** Pedestal handbasin and low level WC. Tiling to splashback areas. Tiled flooring.

Door to living room.

**Living room:** Laminate flooring. Stairs rising to first floor. Door through to kitchen/breakfast room.

**Kitchen/breakfast room:** Sink unit and drainer. 4 ring gas hob with electric oven under. Free space and plumbing for washing machine. Space for fridge/freezer. Cupboard housing gas boiler. Window to rear. Door to rear.

**First Floor**

**Landing:** Access to loft. Airing cupboard housing hot water tank and immersion heater. Window to side.

**Bedroom one:** Double bedroom to rear. Fitted wardrobes.

**Bedroom two:** Double bedroom to front aspect.

**Bathroom:** White suite comprising of panelled bath with thermostatic shower, handbasin and low level WC.

**Outside**

**Rear garden:** Laid to lawn. Areas laid to shingle. Access front to back via wooden gate. The garden measures approximately 20 ft in length.

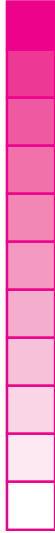
To the side is a **driveway** providing off road parking for two/three vehicles.

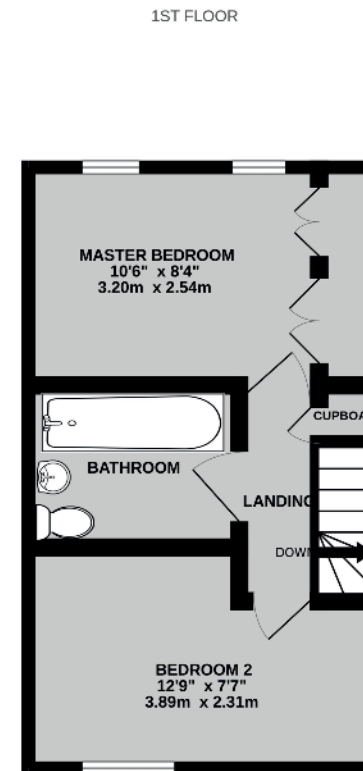
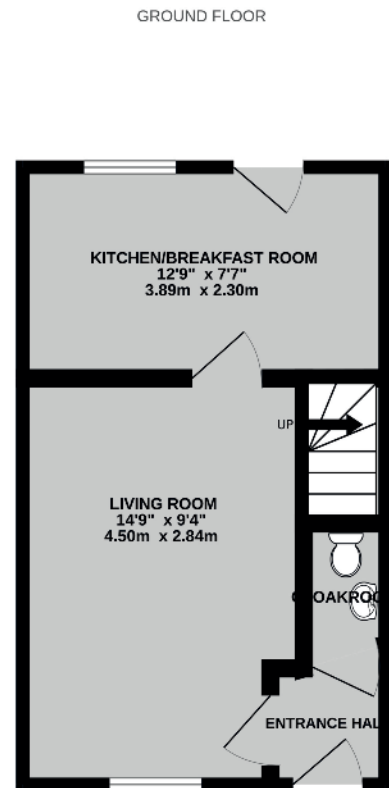
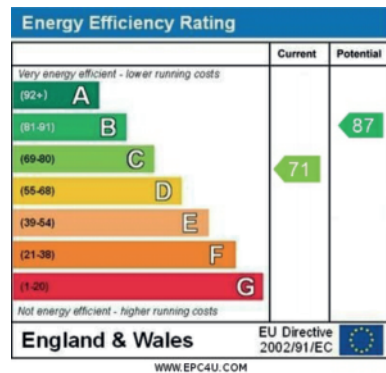
**Small garden to to front.** Pathway to front door.

Services: All                      Council Tax Banding: B  
Authority: Cherwell District Council

**Directions:** From Banbury Cross proceed north to the traffic lights into the Southam Road, continue to the end of town and at the last roundabout, take the left turn into Dukes Meadow drive. Continue over the first roundabout and at the second roundabout take the left turn back into Lapsley Drive. Continue along this road and take the first left turn which leads into Lord Fielding Close.







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**Important Agent's Note** All services throughout the property are untested. Any applicants must satisfy themselves with the condition of any central heating systems, fitted gas fires, showers or any other installations (where applicable). Also all measurements should be taken as approximate, although every care is taken in their accuracy. These details contained hereon are for information purposes only and do not form the basis of a contract.

Viewing: Through appointment with Stanbra Powell



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