



7 Astrop Road, Middleton Cheney, Banbury, Oxon OX17 2PF  
£359,950

Stanbra  
Powell

Estate Agents  
Valuers  
Property Lettings





*A bay window semi detached house having recently been sympathetically upgraded to a high specification offered with no onward chain.*

**Entrance hall | Living room | Open-plan kitchen/family/dining room | Ground floor shower room | Three first floor bedrooms | Bathroom | Generous size rear garden | Driveway to front | UPVC double glazing | Gas central heating**

Located in the heart of this sought after village an enlarged three bedroom non-estate semi detached house providing generous size accommodation throughout.

**Ground Floor**

Canopy porch.  
Front door.

**Spacious entrance hall:** Stairs rising off to first floor. Useful understairs storage. Laminate flooring. Door through to living room.

**Living room:** Feature walk-in bay window to front aspect. Open hearth. Picture rail. Laminate flooring.

From the hallway door through to open-plan kitchen/family/dining room.

**Kitchen/dining/family room:** Newly installed contemporary wall and base units with ample work surfaces. Stainless steel inset sink unit and drainer. Integrated 4 ring electric hob with with stainless steel electric oven under, extractor fan over. Integrated dishwasher. Free space and plumbing for washing machine. Integrated fridge. Integrated freezer. Cupboard housing brand new Ideal gas combination boiler for domestic hot water and central heating. Laminate flooring. Double doors giving access to garden. Further door giving access to garden.

**Shower room:** Contemporary white suite comprising of fully tiled shower cubicle, handbasin with inset vanity unit and low level WC. Tiled flooring. Recessed spotlights. Extractor fan.

**First Floor**

**Landing:** Access to loft. Window to side. Useful store cupboard. Newly installed carpet.

**Master bedroom:** Double bedroom to rear aspect. Wall lights. Newly installed carpet.

**Bedroom two:** Double bedroom to front aspect. Newly installed carpet.

**Bedroom three:** Single bedroom to front aspect. Laminate flooring.

**Bathroom:** Contemporary white suite comprising of panelled bath with electric shower unit over, handbasin with inset vanity unit and low level WC. Tiling to splashback areas. Heated towel rail. Laminate flooring. Double glazed window. Extractor fan.

**Outside**

**Front:** Shingle driveway providing off road parking for two vehicles.

**Rear garden:** Enclosed by fencing. Areas laid to decking. Areas laid to artificial lawn. Shrubs and bushes. Access front to back via pathway. The garden measures approximately 60 ft in length.

**Middleton Cheney**

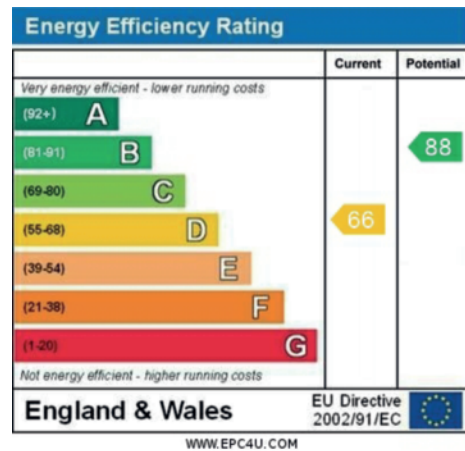
Middleton Cheney lies approximately three miles east of Banbury and 2 miles east of Junction 11 of the M40. There is easy access to Banbury railway station with regular trains to London and Birmingham. Within the village amenities include primary and secondary schooling, nursery and pre-school, library, mini-supermarket, chemist, post office and shops. There is a bus service, church and public house.

Services: All  
Authority: South Northants Council

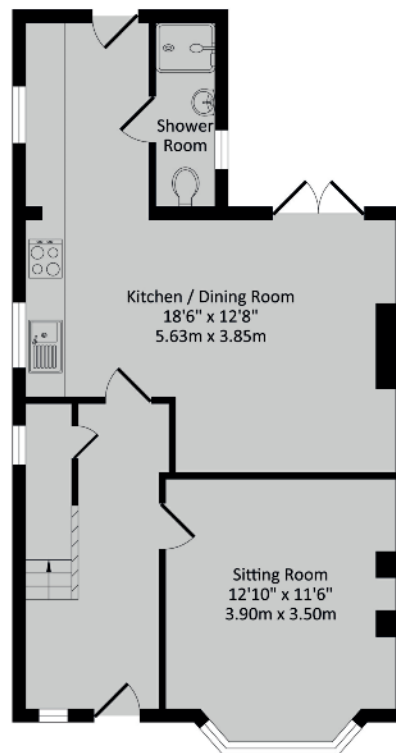
Council Tax Banding: C



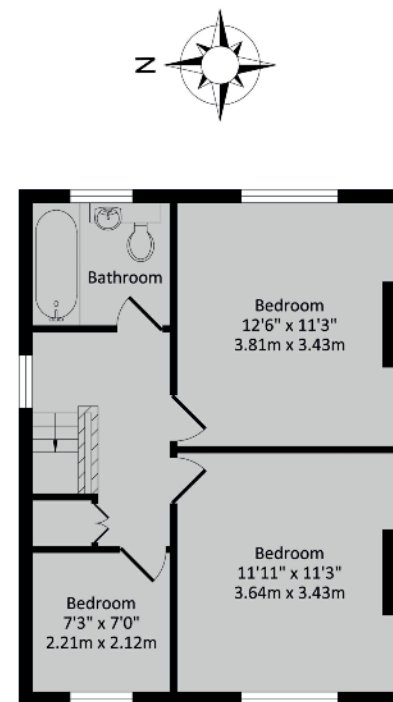




Ground Floor  
 555 sq.ft. (51.60 sq.m.) approx.



First Floor  
 451.0 sq.ft. (41.90 sq.m.) approx.



TOTAL APPROX. FLOOR AREA 1006 sq.ft. (93.50 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. 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.

**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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