



1 Junction Road, Banbury, Oxon OX16 4SJ
Guide Price £220,000 Freehold

**Stanbra
Powell**

Estate Agents
Valuers
Property Lettings

Two bedroom end terraced home.

Entrance hallway | Living room | Dining room | Kitchen | Bathroom | Two double bedrooms | Cellar | Rear garden | No onward chain.

Located within an easy walking distance of the town centre and railway station is this two bedroom end terraced Victorian home. The property benefits from two reception rooms, kitchen, ground floor bathroom, and two good sized double bedrooms as well as a cellar and rear garden. This property is offered for sale with no onward chain.

Accommodation

Entrance via double glazed door to entrance hallway.

Entrance hallway: Stairs rising to first floor. Access to the ground floor accommodation.

Living room: Double glazed window to the front aspect. Stone fireplace with stone surround. Cupboard housing electric fuse box. Wall mounted radiator.

Dining room: Wall mounted radiator. Large double glazed window overlooking the rear garden. Door to cellar. Opening through into kitchen.

Kitchen: A range of base and eye level units with laminate worktop. Built-in oven with four ring electric hob over, extractor hood above. Built-in sink unit. Space for under counter fridge. Space and plumbing for washing machine. Tiling splashback areas. Double glazed doors leads to rear garden. Double glazed window overlooks rear garden.

Lobby: Storage cupboard and shelving. Cupboard housing Glowworm boiler (fitted in December 2022) . Tiled flooring.

Small landing: Doors to first floor accommodation.

Bathroom: Three piece white suite comprising low level WC, washhand basin, panel bath with electric shower over. Tiling to splashback areas. Tiled flooring. Wall mounted radiator. Wall panelling. Concrete slab floor.

Bedroom one: Double glazed window overlooking rear garden. Wall mounted radiator. Access to loft.

Bedroom two: Double bedroom with double glazed window to front aspect. Wall mounted radiator. Storage cupboard.

Outside

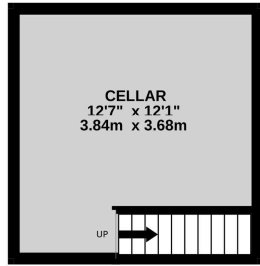
Rear garden: Mostly laid to patio, enclosed by timber panel fencing and brick wall. Gated rear access.



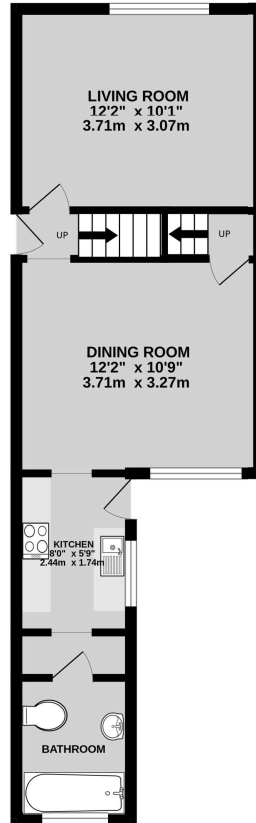
Services: All Council Tax Banding: A
Authority: Cherwell District Council



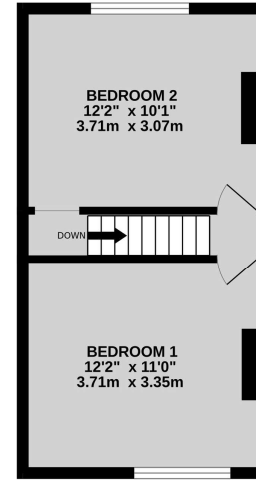
CELLAR
152 sq.ft. (14.1 sq.m.) approx.



GROUND FLOOR
381 sq.ft. (35.4 sq.m.) approx.

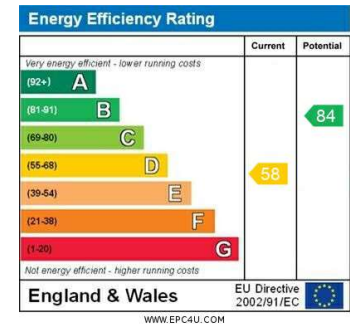


1ST FLOOR
270 sq.ft. (25.0 sq.m.) approx.



TOTAL FLOOR AREA : 810 sq.ft. (75.2 sq.m.) approx.

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 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.
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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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