



## 71 St. Clements Street, Cowley, Oxford, OX4 1AH

Suitable for students or professional sharers.

A very well located three bedroom split level student maisonette situated in the highly popular area of St Clements, offering great access to central Oxford, East Oxford and Headington.

The accommodation comprises large living room, fitted kitchen, bathroom with shower and three bedrooms (one large double and two smaller bedrooms). The property benefits further from gas central heating.

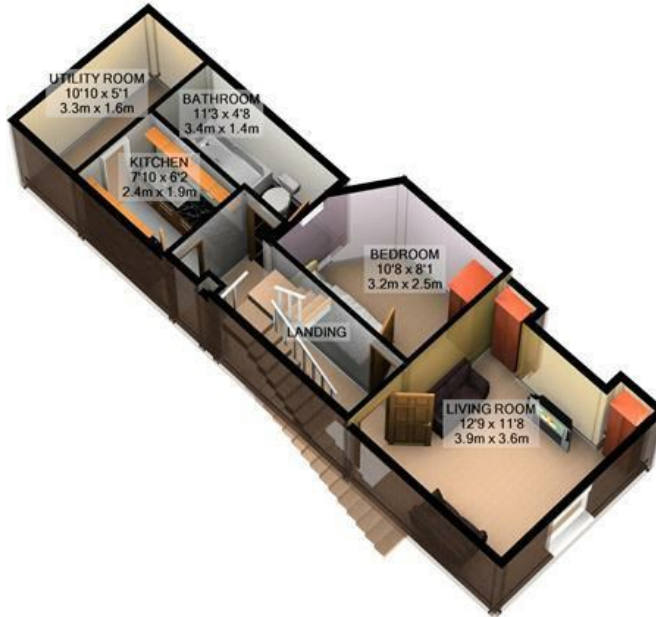
Parking Permits are subject to approval on application to the Oxford City Council.

- Furnished Property
- 3 Bedrooms
- 1 Receptions

**£2,100 PCM**



2ND FLOOR



1ST FLOOR



GROUND FLOOR

Made with Metropix ©2009

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		67	76
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
		63	77
England & Wales		EU Directive 2002/91/EC	