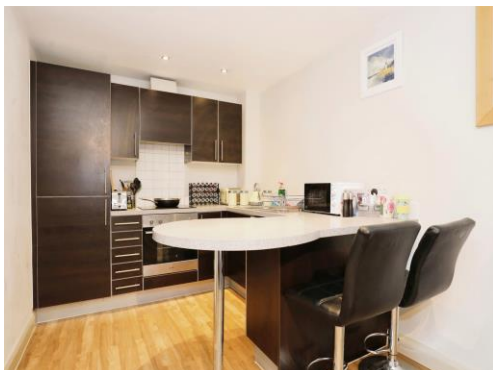




Connells

Marshall Road
Banbury



Property Description

Connells Estate Agents are delighted to present this spacious one bedroom ground floor apartment located within walking distance to Banbury Train Station.

Accommodation comprises; entrance hall with ample storage, generous sized open plan living space with patio doors leading to an outside patio area, one spacious double bedroom and bathroom.

This property also comes with an allocated parking space.

Entrance Hall

Storage cupboard

Lounge

17' 5" x 16' 5" (5.31m x 5.00m)

Electric radiator. Television point. Patio door to outside space

Kitchen

Work surfaces. Wall and base units. Sink and Drainer unit. Breakfast bar, Integrated appliances including fridge freezer and washer dryer. Induction hob with hood over. Oven.

Bedroom One

13' 10" x 9' (4.22m x 2.74m)

Double glazed window to rear aspect. Electric radiator.

Bathroom

Low level WC. Vanity unit. Towel rail. Bath with shower over. Extractor fan.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01295 268 101
E banbury@connells.co.uk

33 Bridge Street
 BANBURY OX16 5PN

EPC Rating: C

view this property online connells.co.uk/Property/BAN308688

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BAN308688 - 0004