



**Connells**

Evenlode  
Banbury



## Property Description

A Two double bedroom end of terrace home at a great price located on the Ruscote Estate and offered with NO CHAIN

Accommodation includes -: Entrance hall , Lounge, separate Dining room and Kitchen to the ground floor. On the first floor the main bedroom is a great size and a further double bedroom. Bathroom and Wc are separate.

Outside we have a good size front garden complemented with a rear garden. Communal parking is ideally placed to the rear.

### Entrance Hall

Access to ground floor rooms. Stairs rising to the first floor.

### Lounge

12' 10" x 11' 10" ( 3.91m x 3.61m )

Double glazed window to the front aspect. Door into Dining Room.

### Dining Room

9' 1" x 8' 11" ( 2.77m x 2.72m )

Double glazed window to the rear aspect

### Kitchen

10' 1" x 9' 2" ( 3.07m x 2.79m )

A range of wall and base mounted units with worksurfaces over and incorporating a sink unit with tiled splashbacks. Door to rear garden

### First Floor

#### Landing

Access to first floor rooms and loft.

#### Bedroom One

19' 8" x 8' 8" ( 5.99m x 2.64m )

Two double glazed windows to the front aspect

#### Bedroom Two

11' 1" x 10' 4" ( 3.38m x 3.15m )

Double glazed window to the rear

### Bathroom

Double glazed frosted window to the rear aspect. Suite comprises of a paneled bath and wash hand basin.

### Seperate Wc

Double glazed frosted window to the rear aspect. comprises of a low level wc.

### Outside

#### Front Garden

A good size front garden, mainly laid to lawn with pathway to the front entrance door.

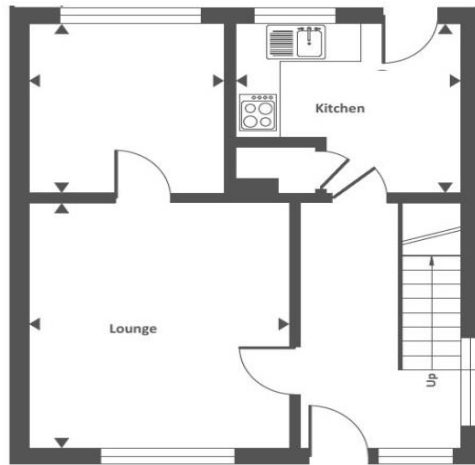
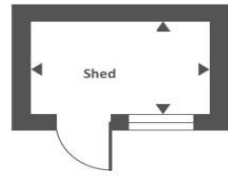
## Rear Garden

Low maintenance with brick built shed and gated access to the communal parking area.









Ground floor



To view this property please contact Connells on

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**EPC Rating: E**

Tenure: Freehold

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