



Connells

Lunnun Road
BANBURY



Property Description

A well presented three bedroom STONE semi-detached home on a popular development to the north side of Banbury.

Accommodation includes -: Entrance hall with a handy downstairs cloakroom, Good size Lounge and Kitchen/Dining room. Plenty of windows which makes a light and airy feel throughout. To the First floor we have three bedroom with the main bedroom with en-suite and a family bathroom.

Entrance Hall

Access to ground floor rooms Under stairs storage cupboard, stairs rising to the First floor.

Cloakroom

Low level wc; wash hand basin

Lounge

15' 5" x 11' 4" max (4.70m x 3.45m max)

Double glazed windows to the front and side aspect, radiator.

Kitchen/ Diner

15' 5" x 11' 4" (4.70m x 3.45m)

Double glazed window to the front and side aspect with patio doors leading to rear garden. A modern kitchen with a range of wall & base mounted units with worksurfaces over and incorporating a sink/drain unit with splashbacks. Integrated over with four ring gas hob with stainless steel cookerhood over. Radiator.

First Floor

Bedroom One

9' 5" x 9' 2" (2.87m x 2.79m)

Double glazed window to the side aspect, radiator, double mirrored wardrobe and door into en-suite.

Ensuite

Double glazed frosted window to the front aspect, Double shower cubicle; low level wc and wash hand basin.

Bedroom Two

11' 4" x 8' 5" (3.45m x 2.57m)

Double glazed window to the front & side aspect, Radiator.

Bedroom Three

11' 4" max x 7' (3.45m max x 2.13m)

Double glazed window to the side aspect, radiator.

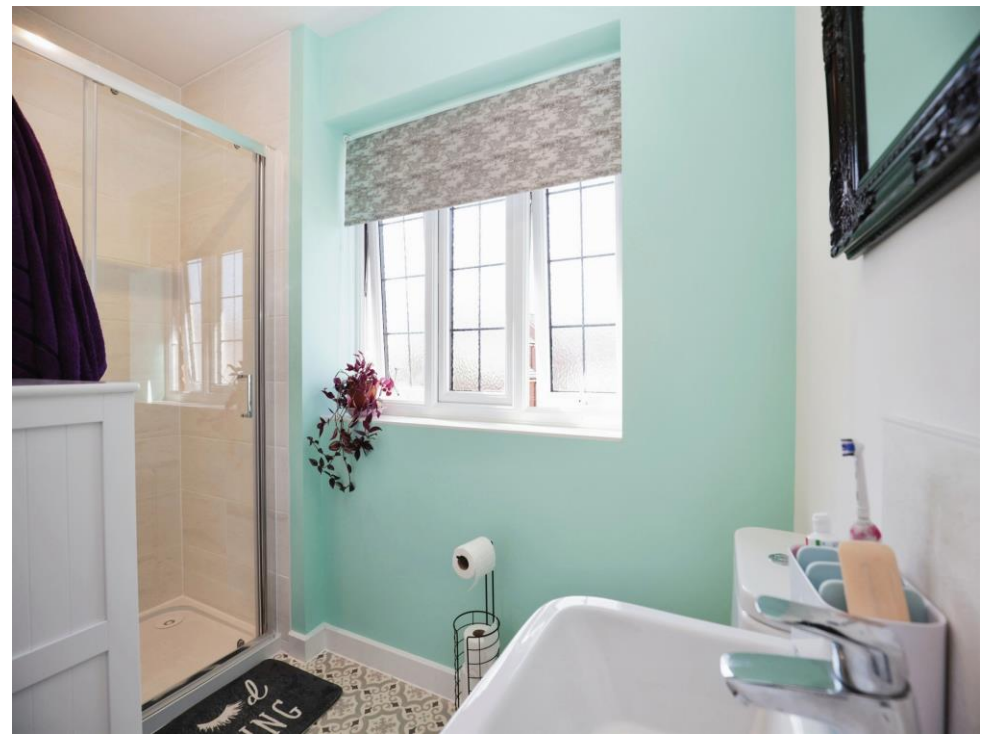
Bathroom

Double glazed frosted window to the front aspect. a white suite comprises of a low level wc, wash hand basin and paneled bath with shower mixer. Towel Radiator.

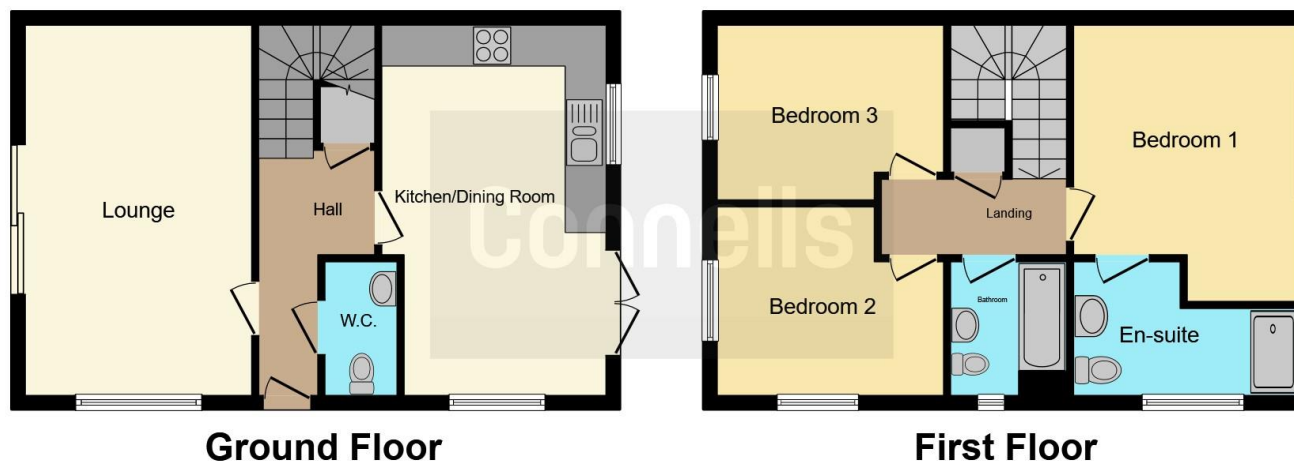
Rear Garden

An enclosed rear garden with patio area leading to gated access to the driveway parking. then mainly laid to lawn. Outside tap and Shed.









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: B

Tenure: Freehold

view this property online connells.co.uk/Property/BAN309037



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: BAN309037 - 0004