



Connells

Richmond Road
Bicester



Property Description

Situated on the recently completed area on the Kingsmere development, this two-bedroom end of terrace family home, well presented throughout, offering good living space, whilst having the benefit of driveway parking and a garage alongside the property.

This property is less than ten years old and still has approximately 7 years of the NHBC warranty cover, internal inspection is highly recommended.

Just 12 miles from Oxford, Kingsmere is located adjacent to the busy market town of Bicester, also home to Bicester Village, the well-known designer outlet shopping village. At Kingsmere, residents have room to breathe - with extensive green open spaces across the development, there's space to explore, play, relax and enjoy. Pingle Brook is an informal recreational space, perfect to relax and enjoy a picnic or take a seat on one of the many public art benches and observe the wildlife. In contrast, Whitelands Park offers more open space with an adventure playground, mini sports pitch, climbing areas and aerial runway. Smaller areas for younger children can be found nestled amongst the properties within the development.

The schools within Kingsmere comprise of St Edburg's Primary School and Whitelands secondary school.

The M40 motorway is just 2.3 miles away and regular train services serve Oxford and London from Bicester Village Station, whilst Bicester North Station serves London and Birmingham.

Entrance Hall

Cloakroom

Tiled floor and partially tiled walls, WC and basin

Kitchen

11' 3" x 5' 5" (3.43m x 1.65m)

Tiled Floor, wood effect worktop, built-in appliances (Oven, Gas Hob, Extractor, Fridge Freezer, Dishwasher and washing machine) positioned facing the front of the property

Living Diner

14' 2" x 12' 5" (4.32m x 3.78m)

Carpet, built in storage and access to the rear garden

Bedroom One

12' 6" x 9' 4" (3.81m x 2.84m)

God size Double Bedroom, carpeted, facing rear of property

Bedroom Two

12' 6" x 9' narrowing to 5' 6" (3.81m x 2.74m narrowing to 1.68m)

Double bedroom, built in storage (above stairwell), carpeted, positioned to front of property

Family Bathroom

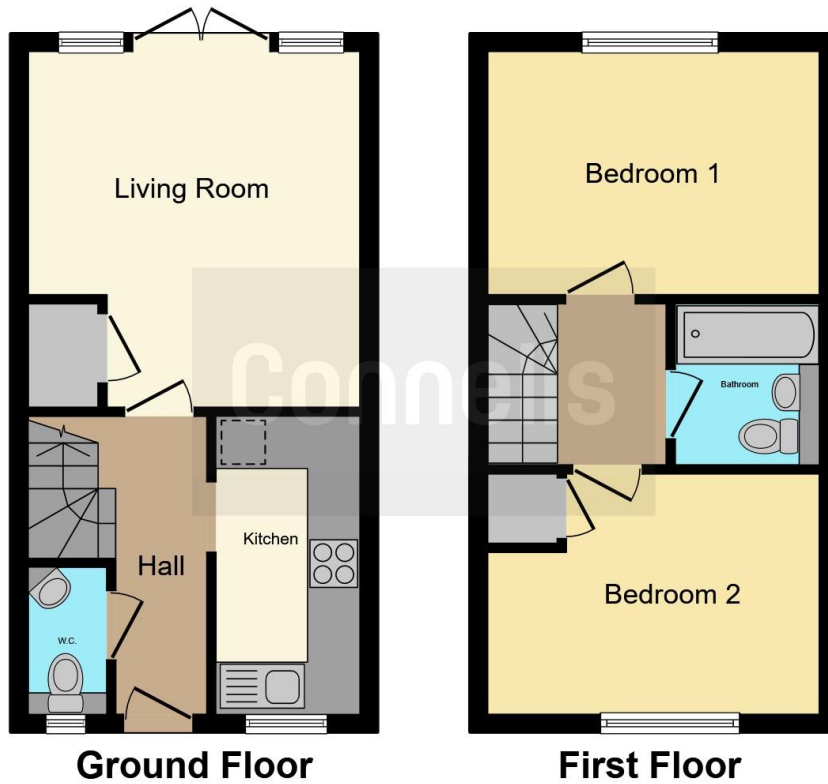
Fully tiled floor and walls, bath with overhead shower, WC and basin

Garage

20' 3" x 10' 6" (6.17m x 3.20m)

"Up and Over" door to the front, side door leading to the garden, power and lighting, high pitched roof





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

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EPC Rating: B

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Tenure: Freehold



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