



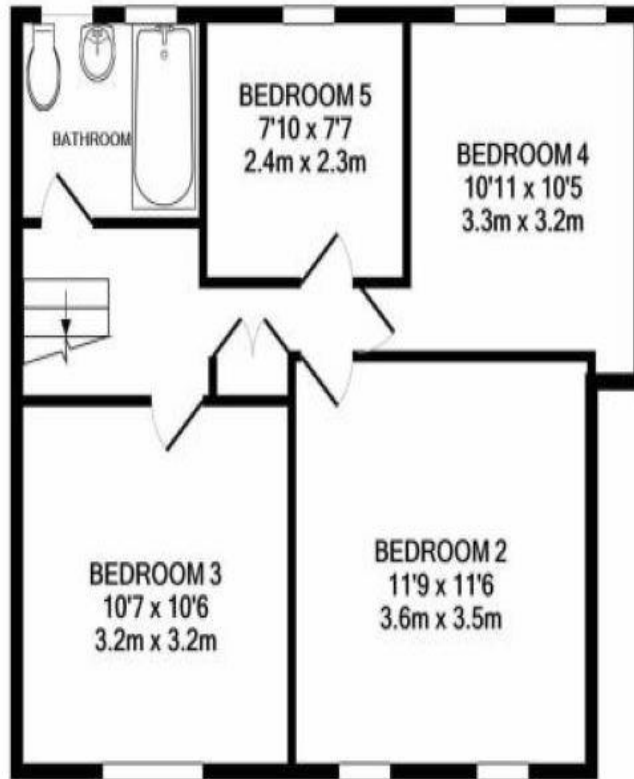
Burchester Avenue, Headington OXFORD OX3 9NB

welcome to

Burchester Avenue, Headington OXFORD

A 4/5 bedroom HMO house with three double bedrooms, a single bedroom, family room, kitchen / diner, large shared bathroom, conservatory and enclosed garden to the rear. Off road parking for three cars is also available. HMO license for five persons.





TOTAL APPROX. FLOOR AREA 1073 SQ.FT. (99.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Dining Room

9' x 10' 7" (2.74m x 3.23m)

Kitchen

9' 7" x 12' 11" (2.92m x 3.94m)

Bedroom One

16' x 11' 10" (4.88m x 3.61m)

Bedroom Two

10' 6" x 10' 7" (3.20m x 3.23m)

Bedroom Three

7' 6" x 9' 3" (2.29m x 2.82m)

Bedroom Four

11' 9" x 11' 6" (3.58m x 3.51m)

Bedroom Five

14' 4" x 10' 7" (4.37m x 3.23m)

Bathroom

5' 5" x 7' 7" (1.65m x 2.31m)

welcome to

Burchester Avenue, Headington OXFORD

- 4/5 Bedrooms
- Family Room/ Fifth Bedroom
- Enclosed Private Garden
- Parking For Up To 3 Cars
- Conservatory

Tenure: Freehold EPC Rating: E

£450,000



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Please note the marker reflects the postcode not the actual property



Property Ref:
RSH103395 - 0007

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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