

FOR SALE



Boswell Road, Cowley
Offers In Excess Of £580,000


MARTIN & CO

Boswell Road, Cowley

Offers In Excess Of £580,000

Key Notes:

- Chain Complete
- Two Bathrooms (inc En-Suite Bathroom)
- Local Amenities Nearby
- Council Tax Band: D
- Large South-West Facing Rear Garden
- Six Bedrooms
- Rear Access
- Off-Road Parking- Multiple Vehicles
- Spacious Entertaining Area
- Over Three Floors
- Tenure: Freehold



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	75 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

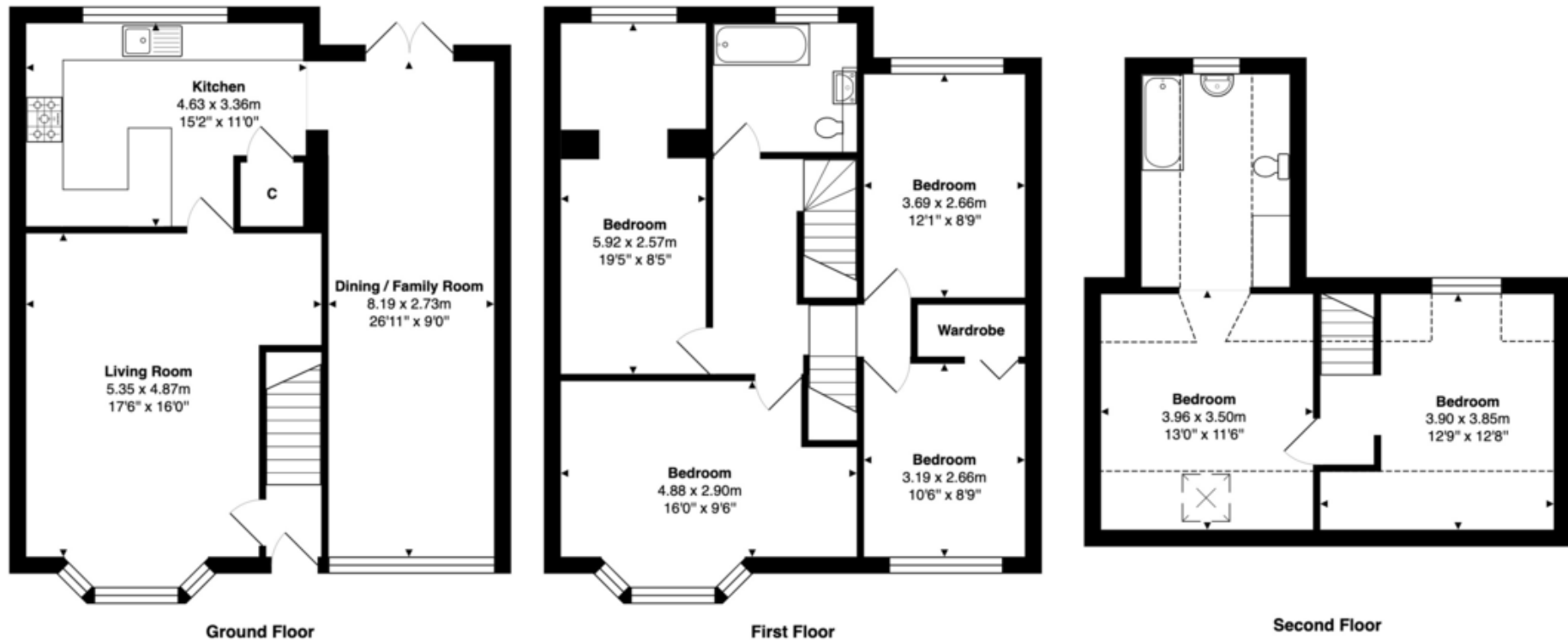


Martin & Co are pleased to present this immaculate End of Terrace House situated on Boswell Road. A dwelling of distinction, this property boasts a generous number of six bedrooms, making it an ideal choice for larger families or those seeking spacious accommodation.

The property features two well-appointed reception rooms, providing ample space for relaxation and entertaining guests. Additionally, a single kitchen serves the property facing the South West Rear Garden.

The property also boasts of two bathrooms, one of which is an En-Suite Bathroom, this provides convenience and practicality for all members of the household. A notable feature of this property is the South West Rear Garden, offering a tranquil space for outdoor relaxation and activities and also benefits from Rear Access.





Approximate Gross Internal Area

168.2 m² ... 1811 ft²

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. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purpose only and should be used as such.

Drawn by E8 Property Services. www.e8ps.co.uk



reduced headroom (less than 1.5 m / 5 ft)

Martin & Co Oxford

31 Woodins Way • Paradise Street • • OX1 1HD
T: 01865 812110 • E: oxford@martinco.com

01865 812110

<http://www.martinco.com>



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

