



## Shepard Way, Chipping Norton

Guide price £365,000



Leasehold | EPC rating: C

- TOWN CENTRE LOCATION
- THREE BEDROOMS
- DINING ROOM WITH GARDEN VIEWS
- FIRST FLOOR APARTMENT
- LIVING ROOM WITH GARDEN VIEWS
- GAS C/H + DOUBLE GLAZING

**King & Woolley**  
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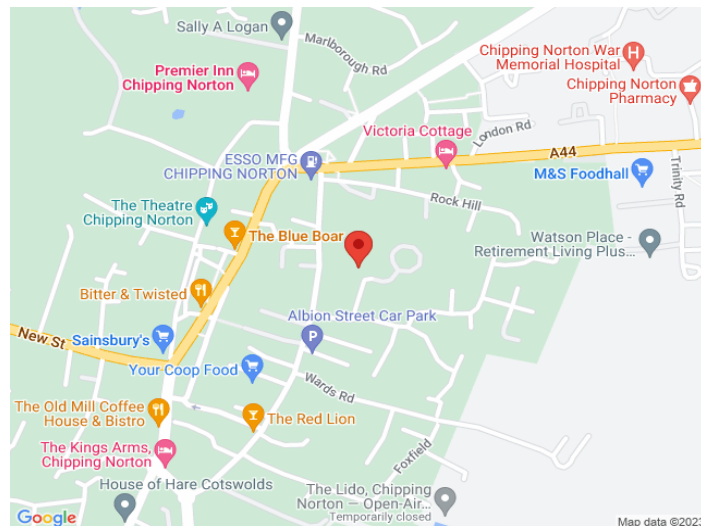
A BEAUTIFULLY PRESENTED THREE BEDROOM 1ST FLOOR RETIREMENT APARTMENT WITH LOVELY VIEWS & GARAGE SITUATED WITHIN A SHORT WALK OF THE TOWN CENTRE. GROUND FLOOR: COMMUNAL HALL/STAIRS WITH CHAIR LIFT. FIRST FLOOR: PRIVATE HALL, LIVING ROOM WITH COTSWOLD/GARDEN VIEW, DINING ROOM WITH GARDEN VIEW, KITCHEN BREAKFAST ROOM, THREE BEDROOMS (ONE EN SUITE), FAMILY BATHROOM, GAS CENTRAL HEATING, DOUBLE GLAZING, WELL TENDED COMMUNAL GARDENS, GARAGE.

The bustling historic wool town of Chipping Norton is situated on the edge of the Cotswold Hills between the University City of Oxford, Spa town of Cheltenham & Shakespeare's Stratford upon Avon. It has an eclectic range of shopping, social and business facilities including an excellent local theatre, sports centre with indoor pool, lido and a recently constructed Community Hospital + Health Centre. A Station on the Paddington to Worcester rail line can be found at nearby Kingham in addition to a regular bus service from Chipping Norton to Oxford.

**15 Shepard Way, Chipping Norton OX7 5BE**  
 Main House Approx. Gross Internal Area:- 90.64 sq.m. 976 sq.ft.  
 Garage Approx. Gross Area:- 13.64 sq.m. 147 sq.ft.  
 Total Approx. Gross Area:- 104.28 sq.m. 1123 sq.ft.



FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE  
 The position & size of doors, windows, appliances and other features are approximate only.  
 □ Denotes restricted head height  
 www.dmpphotography.co.uk



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