

50 STRATFIELD ROAD

SUMMERTOWN, OX2 7BQ

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50 Stratfield Road is an exemplary example of a fully refurbished home set on one of Summertown's most popular side roads. Having been the subject of a total renovation within recent years, the property comes to the market in immaculate condition throughout. The kitchen / breakfast room is sensational with a large island unit, Rangemaster oven and bi-folding doors opening on to the 130 ft. rear garden. There are two further reception rooms, one with wood-burning stove and bay window.

There are four bedrooms over the first and second floor, one benefitting from an en-suite.. There is also a well-equipped bathroom with rolltop bath and separate shower. The basement has been converted and provides the option for a fifth bedroom with en-suite shower room and has its own access. This could also be used as an AirBnB.

The rear garden is well laid out with patio area, vegetable patches and a home office.

GUIDE PRICE

£1,600,000

 **4/5**

 **3/4**

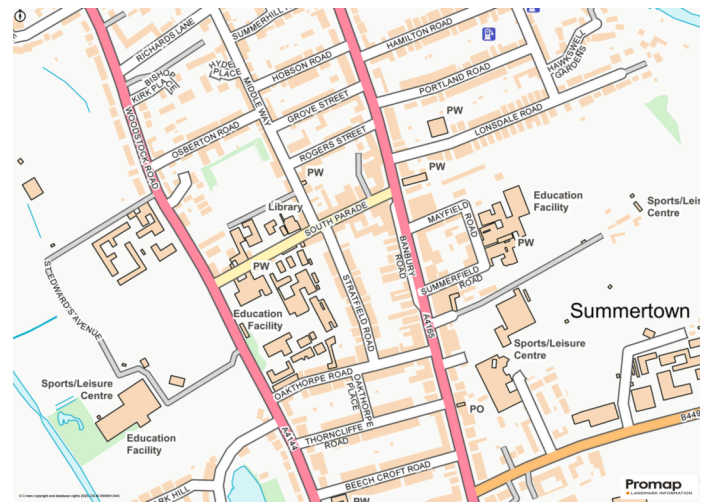
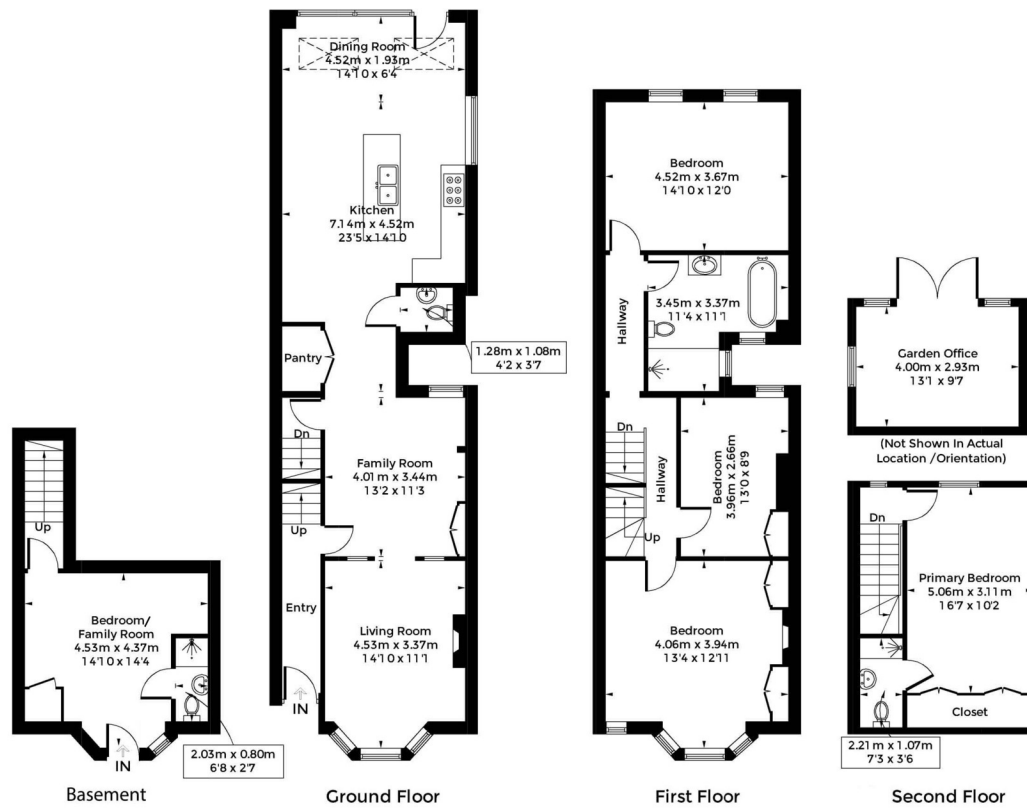
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Approx. 130ft





Approximate Gross Internal Area = 188.2 sq m / 2026 sq ft
 Garden Office = 11.8 sq m / 127 sq ft
 Total = 200.0 sq m / 2153 sq ft



Council Tax:
 Band F - £3,689.64

Parking:
 Permit Parking

Local Authority:
 Oxford City Council

50, Stratfield Road
 OXFORD
 OX2 7BQ

Energy rating

D

Valid until
 19 January 2030

Certificate number
 8380-6529-7920-2033-8292

“ LOCATION COMMENT

Summertown is a fantastic location approx. one mile north of the city centre and provides a great range of cafes, bars and restaurants as well as a M&S food hall.

North Oxford is renowned for its schooling with St. Edwards, The Dragon and Oxford High all within easy reach. The property itself is within Cutteslowe Primary School and Cherwell Secondary School catchments.

For travel further afield, Oxford Parkway station is just over a mile away and offers trains to London Marylebone in around an hour. The A40, A34 and M40 are all within easy reach.



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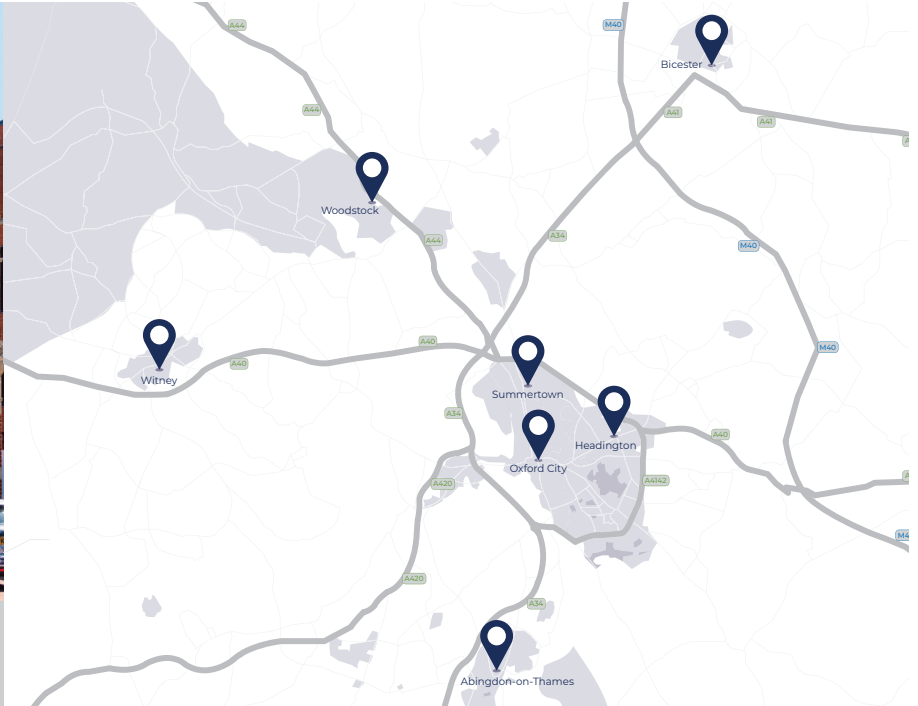
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