



Chilswell Road, Oxford



ALISTAIR REDHOUSE
PROPERTY PARTNERS

Guide Price £700,000

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Chilswell Road, Oxford



This beautifully restored 19th century terraced house lies in the heart of the much sought-after Grandpont area of Oxford.

Cleverly remodelled by the present owner it combines period charm with contemporary style and now offers the best of both.

The original front door, glazed with leaded lights, leads into the hall. On the left is the comfortable sitting room, with open fireplace and large bay window.

The centre of the house has been re-designed to create a delightful light-filled open-plan space illuminated by a magnificent skylight at the top of the stairs. The hallway gives on to the dining room, again with feature fireplace, original built-in cupboards and paired glazed doors opening on to an area of decking at the rear of the house. The bright and airy kitchen has been extended to incorporate a breakfast/dining space with glazed doors that open on to an area of decking and steps down to the secluded rear garden.

An under-stair cloakroom completes the downstairs accommodation.



Upstairs, the elegant and well-proportioned master bedroom benefits from ample built-in storage, and two large West-facing windows that flood the space with light. Beautifully restored floor boards add to the stylish and contemporary feel.

There are two further bedrooms and a family bathroom, all centred around the double-height landing with skylight that floods the centre of the house with sunlight throughout the day.

To the rear of the house, the mature and private garden is a haven of calm, with well-established fruit trees including apple and fig, and a wrap-around decking area that enables the occupants to find the perfect space in shade or sunshine, throughout the day, all year round.

In addition there is a timber bike store and also a storage shed for lawnmower and other garden equipment.



- Beautifully Restored Period Terrace Property in Grandpont
- Three Bedrooms
- Separate Sitting Room and Dining Room
- Extended Kitchen/Breakfast
- Enclosed Rear Garden with Decking and Bicycle Store
- Bathroom and Downstairs Cloakroom
- Feature Open-plan Staircase with Skylight

SITTING ROOM



KITCHEN

GENEROUS BEDROOMS



TIMBER BIKE SHED

Additional Property Information

EPC

The current EPC rating for this property is D. Please contact us if you require a copy of the full EPC.

Tenure

The Property is at a Freehold.

Council Tax

The Property is in council tax band D.

Viewings

Viewings on this property are strictly through Alistair Redhouse Property Partners.

Handling Agent

Alistair Redhouse is the Property Partner looking after the sale of this property and he is working closely with the seller to ensure that they are the best person to answer your questions and to discuss your interest. You can contact Robert directly on the details on the next page and he will be happy to help.

Opening Hours

The offices of Alistair Redhouse are open 09.00-18.00 Monday to Friday and Saturday 09.00-17.00.

About the Area

Grand Pont is the perfect location for families, with excellent Nursery and Primary schools close by, and Hinksey Park, with its open-air heated swimming pool, boating lake and tennis courts and scuba diving centre, is also just 400m distant, as well as the open spaces of Dean's Ham Meadow and the South Oxford Adventure Playground.

Residents can also enjoy the riverside walks into town, or the Sustrans cycle track runs through Grandpont, along and over the river.

There are a number of excellent pubs nearby, and the city centre is easily reached either on foot or by the regular bus services along Abingdon Road.

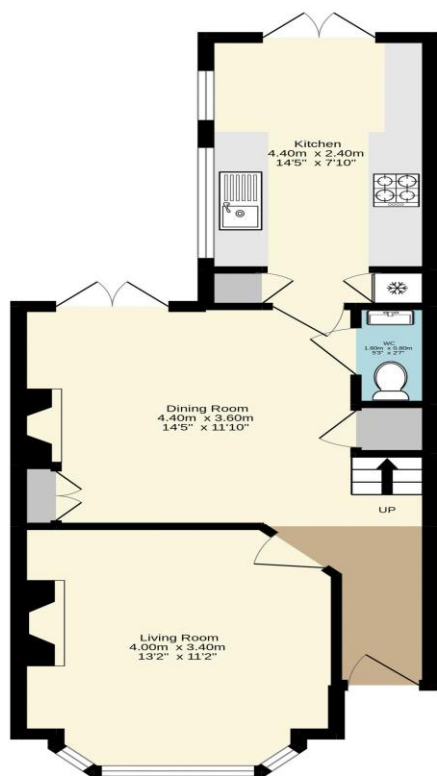
The Oxford ring road giving access to the wider road network, is only a couple of minutes' drive away.

This is a not-to-be-missed opportunity to acquire an exceptional home in one of Oxford's most popular residential areas.

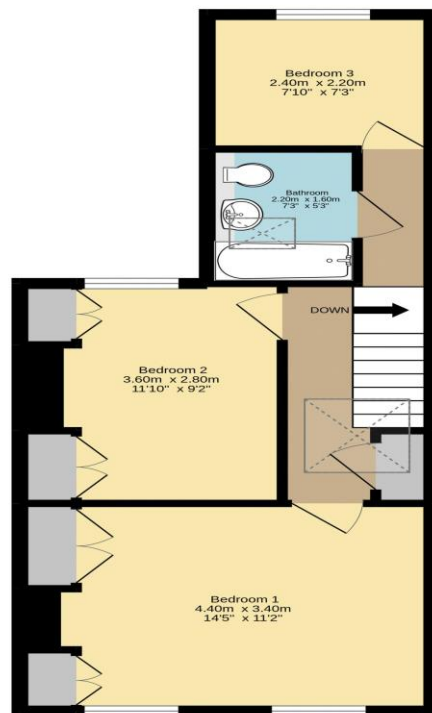
Early viewing is strongly advised.

Floorplan

Ground Floor
40.9 sq.m. (441 sq.ft.) approx.



1st Floor
40.4 sq.m. (435 sq.ft.) approx.



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TOTAL FLOOR AREA : 81.3 sq.m. (875 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Hello, I'm Alistair, and I'm the Property Partner looking after the sale of this property. For over two decades, I've been devoted to helping clients achieve their property goals with a very personal touch.

Since 1999, I've been dedicated to guiding clients through their property adventures, and I'm here to make sure your experience is nothing short of exceptional. Whatever the reason for wanting to sell or buy, let's embark on this journey together and make your property dreams into reality.

Alistair Redhouse

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