

# HUNTERS<sup>®</sup>

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## Wentworth Road

Oxford, OX2 7TQ

£2,500 Per Calendar Month



A spacious 3 bedroomed semi detached house offered part/unfurnished and comprising two good size separate reception rooms, 2 bathrooms, Cloakroom, Garage and garden. The property benefits from hardwood flooring throughout. The property would suit a couple/family. Available Sept 2024



## FRONT VIEW OF HOUSE

The property benefits from a garage and off road parking for one car. The garden is enclosed by mature hedges that provides a good amount of privacy.

## LIVING ROOM

A light room with a large bay window, wooden flooring and feature fire place.

## DINING ROOM

French doors open out into the garden making this another light room with wooden flooring and feature fire place.

## ENTRANCE HALL

Porch and inner front door to the house leads into the entrance hall, kitchen and stairs leading to the 1st floor.

## KITCHEN

Fitted kitchen. The kitchen is fitted with gas cooker, electric oven, washing machine, dishwasher and fridge freezer. Views into the garden.

## BEDROOM 2

A double bedroom with large windows looking into the rear garden, with wood floors.

## MAIN BATHROOM

Main bathroom comprises, bath with a shower, wash basin and fitted storage cupboard.

## REAR VIEW OF THE HOUSE

A view from the bottom of the garden towards the house.

## PATIO

A patio area located next to the dining room french doors.

## GARDEN

A private garden well stocked with mature trees and shrubs.

## EPC

## SHOWER ROOM

Newly refurbished walk in shower, WC, wash hand basin with vanity unit.

## MASTER BEDROOM

Master bedroom with large bay window looking towards the front of the property.

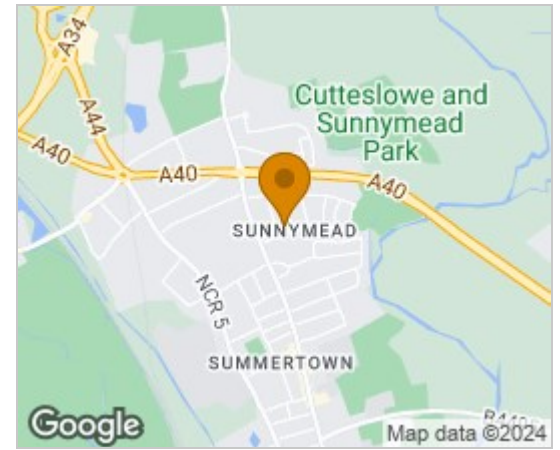
## GARAGE

Garage with an up and over door. There is also a connecting door into the kitchen and another door that exits into the garden.

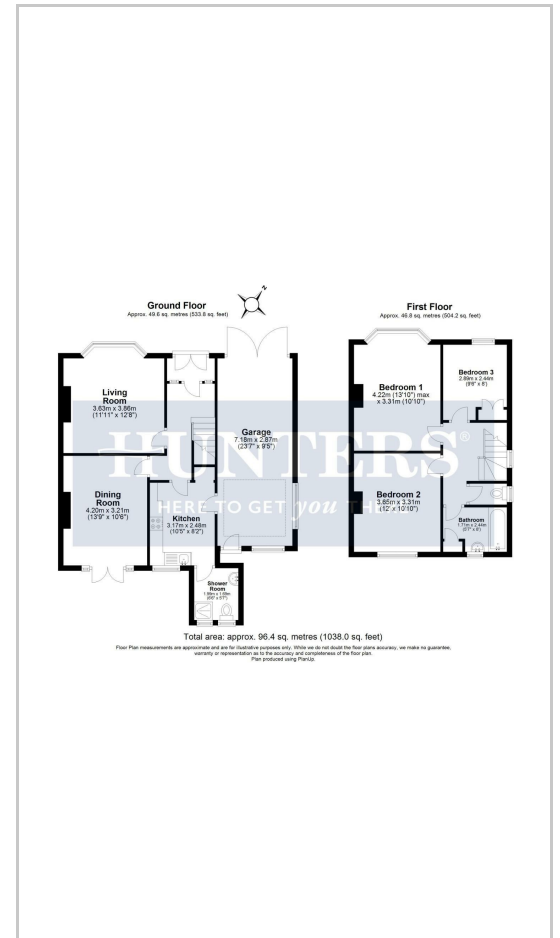
## BEDROOM 3

A good size bedroom with built in wardrobes.

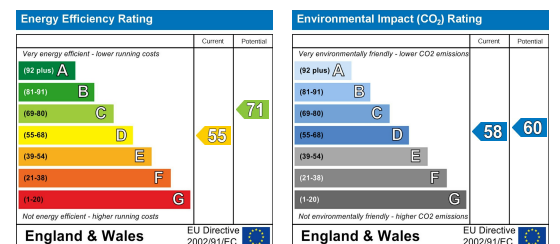
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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