



Parsons Street
Banbury



ROUND & JACKSON
ESTATE AGENTS



Flat 7, 35-38 Parsons Street

Banbury, Oxfordshire, OX16 5NA

£185,000

A very spacious two bedroom apartment located on the top floor of this modern conversion within the town centre.

The Property

35–38 Parsons Street, Banbury, is an exclusive development of apartments, converted to a high standard in 2014. Ideally positioned in the heart of the town centre, the location offers excellent convenience for local amenities, shops, and transport links. The apartment is beautifully presented throughout and offers spacious accommodation comprising an entrance hallway, an open-plan kitchen/dining/sitting room, a master bedroom with en-suite, a second bedroom, and a family bathroom. Externally, there is an allocated parking space to the rear of the building.

A floorplan has been prepared to illustrate the layout and room dimensions. Some of the main features include:

Hallway

A central hall with doors to all accommodation.

Kitchen/Dining/Sitting Room

A superb open plan room with windows to the front and ample space for lounge and dining furniture. The kitchen is fitted modern high gloss wall cabinets and base units and drawers with work surfaces over. Inset sink and drainer, cooking hob with extractor over, single oven, fridge-freezer, dishwasher and washer-dryer.

Bedroom One

A double room with a fitted wardrobe and a modern en-suite shower room.

Bedroom Two

A double room with a window to the front.

Bathroom

Fitted with a modern suite comprising a bath, a wash hand basin and low-level WC.

Directions

From Banbury Cross proceed on foot via North Bar Street. Having passed St Mary's church, bear right into Parsons Street where the building will be found on your left. The entrance is found to the left of Pizza Calzone. The entrance to the parking area is at the side of The White Horse on North Bar Street.

Situation

Banbury is conveniently located only 2 miles from junction 11 of the M40 putting Oxford (22 miles), Birmingham (43 miles), London (78 miles) and of course the rest of the motorway network within easy reach. There are regular trains from Banbury to London Marylebone (51 mins) and Birmingham Snow Hill (55mins). Birmingham International airport is 42 miles away for UK, European and New York Flights. Some very attractive countryside surrounds and many places of historical interest are within easy reach.

Services

Mains water, drainage and electricity are connected.

Local Authority

Cherwell District Council. Tax band C.

Viewing Arrangements

Strictly via Round & Jackson

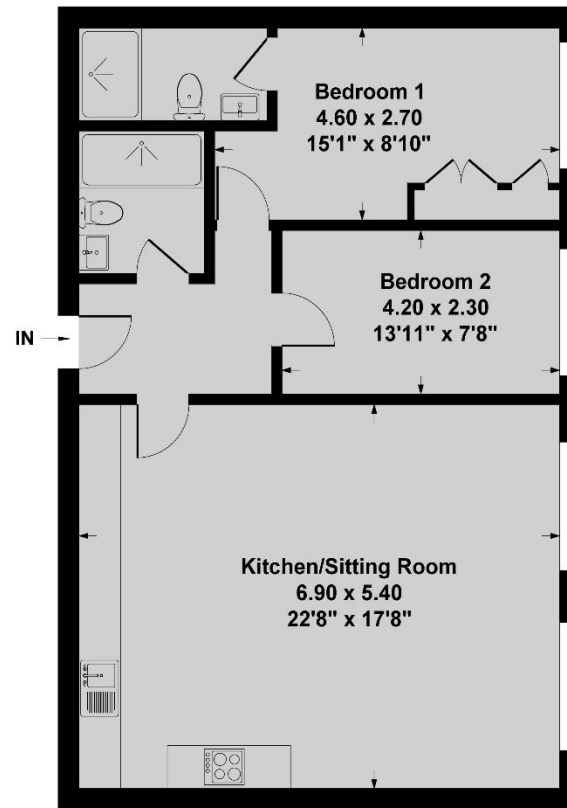
Tenure

A leasehold property held on a 125-year lease which commenced in 2014.

Service Charge - 2024-2025 - £3414. This includes added cost for renovations to the building.

Ground Rent - £250 per annum.





Approx Area = 75.5 sq m / 813 sq ft

Measurements are approximate, not to scale,
illustration is for identification purposes only.

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D		
39-54	E	46 E	
21-38	F		
1-20	G		

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