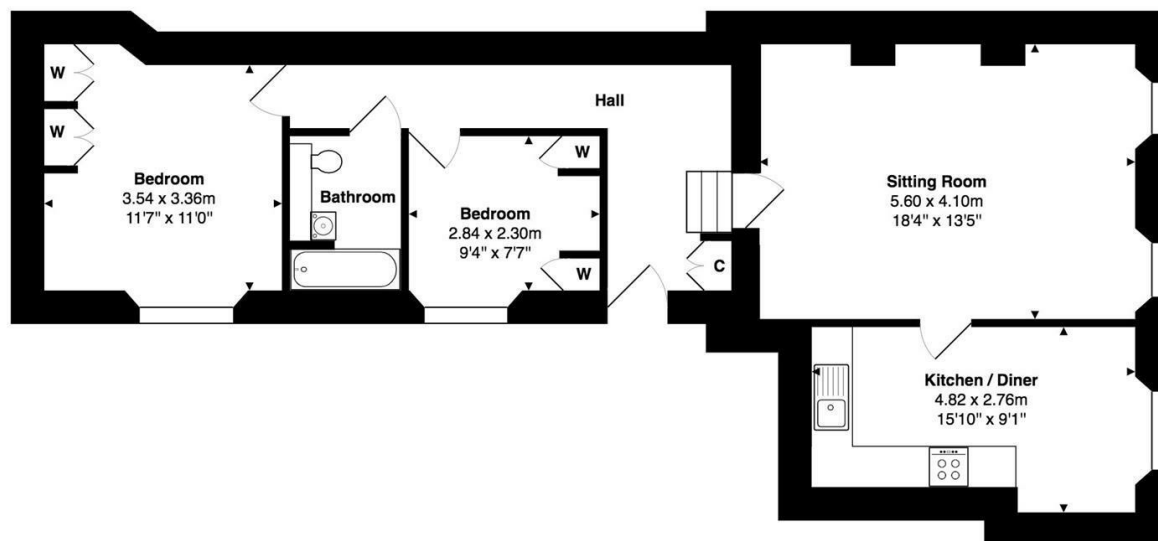




18-20, MARKET PLACE, WOODSTOCK, OX20 1TA

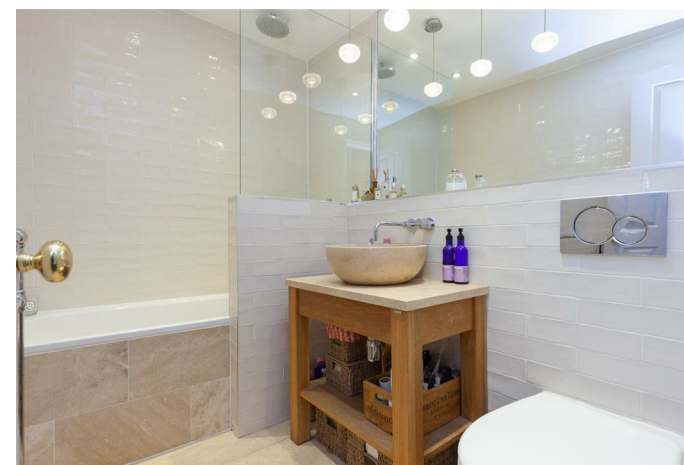
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Approximate Gross Internal Area

72.1 m² ... 776 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purpose only and should be used as such.
Drawn by E8 Property Services. www.e8ps.co.uk





18-20, Market Place, Woodstock, OX20 1TA

Freehold

- No onward chain
- Period two bedroom apartment
- Spacious living area
- Enjoying a central Woodstock position
- Council Tax band D
- Grade II listed
- Modern kitchen/diner
- Large sash windows throughout
- On street permit parking
- EPC D

Offered with no onward chain, this beautifully presented Grade II listed two-bedroom apartment, ideally located in the centre of Woodstock with charming views over looking the market place.

Occupying the first floor, the property blends timeless character with contemporary comfort. The welcoming entrance hall leads to a light-filled sitting room, where high ceilings and original sash windows creating an inviting atmosphere . A separate modern kitchen features integrated appliances and a space to dine, perfect for entertaining or relaxed everyday living.

Both bedrooms are well-proportioned and benefit from built-in storage, while the stylish bathroom further completes the property. Additional features include gas central heating and on-street permit parking (subject to local terms and conditions).





CONTACT

Flowers Estate Agents

London House
16 Oxford Street
Woodstock
OX20 1TS

01993 627766
woodstock@flowersestateagents.com

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Woodstock

This thriving market town is located north west of Oxford and on the edge of Blenheim Palace Estate. Residents benefit from a 'walking pass' for the grounds. The town itself has an active community and a charming centre with a Post Office, churches of several denominations and a wide range of shops, hotels, restaurants and pubs. It has excellent schools/childcare facilities and good access to the well known Oxford schools including St. Edwards, Summer Fields, The Dragon, Oxford High, Headington Girls and Radley. Woodstock is conveniently located for the M40, the Cotswolds and Stratford-upon-Avon and Soho Farmhouse is approximately 10 minutes' drive away. There are a variety of commuter options for Oxford, London & the Midlands including regular buses to Oxford Parkway station providing fast (approx. 55 mins) trains to London Marylebone.

Local Authority: West Oxfordshire District Council

Council Tax Band: D

These details are prepared for the convenience of prospective purchasers, and are a general outline for guidance. They do not constitute parts of an offer or contract. All descriptions, dimensions, references to permission for use or occupation, and any other details, are given in good faith and are believed to be correct, but any intending purchaser should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of these details. Photographs contained in these details may have been taken with a wide angle lens.

