

BARTON FLEMING LETTINGS Ltd.

INDEPENDENT LETTING AGENTS

To Let



**26 Beverley Gardens, Bicester,
Oxfordshire. OX26 4XH**

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Web: www.bartonfleming.co.uk

E-mail: lettings@bartonfleming.co.uk

62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

241616

**26 Beverley Gardens, Bicester,
Oxfordshire. OX26 4XH**



**Two Bedroom Mid-Terrace with a South-West Facing Garden
And Parking for Two Cars in Tandem**

TO LET

£ 1250.00 PCM

- ❖ Entrance Porch
- ❖ Living Room
- ❖ Kitchen Diner
- ❖ Landing
- ❖ Bathroom
- ❖ Two Bedrooms
- ❖ Gas to Radiator Heating
- ❖ PVC Double Glazing
- ❖ South-West Facing Garden
- ❖ Parking for Two Cars
- ❖ Local Shops

**VIEWING AP-
POINTMENT:**

DAY:

TIME:

Telephone 241616

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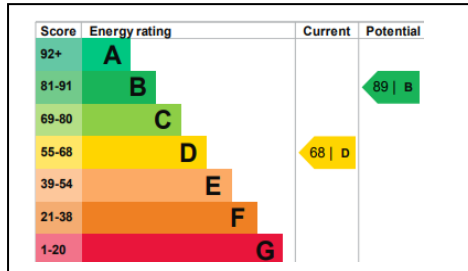
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Key Facts for Buyers:

Freehold: ON 202107
Council Tax: Band B, £1938.64 pa.
EPC:.



Web hosted Key Facts For Buyers:
https://sprift.com/dashboard/property-report/?access_key=ddee9530d8a815f62b4fb3fc48944655e73e2534122662a01ccce9e7398beaae

Ground Floor:

Part glazed PVC door to:-

PORCH:

Fusebox.

LIVING ROOM: 13'11 x 11'9.

Front aspect PVC window, coving, TV point, BT master socket, 'Virgin' point.

KITCHEN-DINER: 11'9 x 9'4.

Rear aspect PVC half glazed door to the garden, rear aspect PVC window, laminate flooring, radiator, wall mounted boiler.

Range of base and wall units with roll-edge laminate worktops and tiled surrounds, space for fridge freezer, 600mm cutlery & pan drawers, stainless steel & glass finish fan oven-grill, stainless steel 4-ring gas hob, extractor hood, stainless steel sink, space for washing machine.

First Floor:

LANDING:

Loft hatch, coving, airing cupboard.

BATHROOM: 7'0 x 5'9.

Extractor fan, vinyl flooring, fully tiled walls, shower bath with mixer tap and thermostatic shower over plus sliding head support, screen, pedestal wash hand basin, dual flush close coupled WC.

BEDROOM ONE: 11'9 x 8'4.

Rear aspect PVC window, radiator.

BEDROOM TWO: 11'9 x 7'8.

Front aspect PVC window, radiator, over-stairs bulkhead wardrobe & cupboard.

Outside:

FRONT GARDEN: Refer to photo.

REAR GARDEN: Refer to photos.

PARKING:

For two cars in tandem.

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Front



Porch and Front Door



Living Room



Living Room



Living Room



Kitchen



Kitchen



Kitchen

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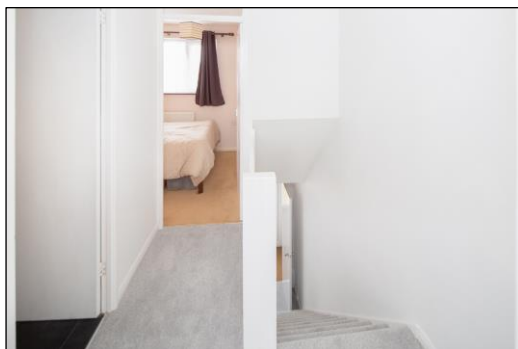
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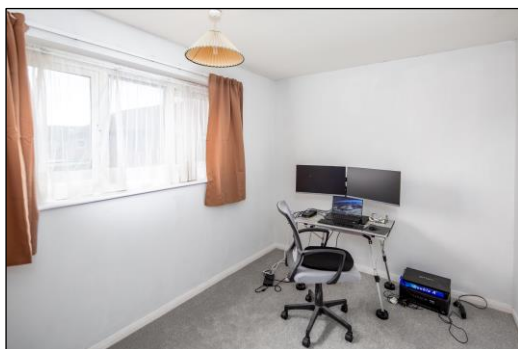
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Landing



Bathroom/WC



Bedroom One



Bedroom One



Bedroom One



Bedroom Two



Rear patio and garden



Rear Elevation

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Material Property Information

Council Tax Band B / Amount £1938.64 (23/24)

Rental Asking Price £1,250

TenureFreehold

Property construction Standard

Mains Electricity supply Yes

Mains Gas Supply Yes (if no please specify)

Mains Water supply Yes

Mains Sewerage Yes

Heating Type Gas

BroadbandFibre to Cabinet and Copper to House

Parking..... Allocated

No of Parking Spaces 2

Building safety All ok

Restrictions /Rights and easements (Any Restrictive covenants and Rights of Way or Easements or Wayleaves on the title..... Not aware of any

Flood risk - has the property been subject to any flooding in the last 5 years No

Planning permission – Does the property have any outstanding planning applications No

Accessibility/adaptations - Does the property have any disabled access provisions No

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AVAILABLE:

Date: November 2025

RENT:

£1250 per calendar month.

LENGTH OF TENANCY: 12 Months

RENTAL DEPOSIT

£1442.31 (Equal to five weeks rent.)

Deposits are held by the Deposit Protection Service which is an independent body set up by the Government specifically designed to protect deposits fairly on behalf of landlord and tenants alike.

COUNCIL TAX BAND

According to <http://cti.voa.gov.uk>

The council tax band is **B**

To Make an offer to rent the property

Please send an e-mail to:

E-mail: lettings@bartonfleming.co.uk

Including :

Full names of all adult occupants

Emails and telephone numbers for all tenants

Occupations of all tenants

Gross annual salaries for all tenants including contracted hours of employment

Details of any children

Details of any pets

Required Tenancy Start date

Length of tenancy required

Any special conditions or requirements

We will then put your offer to rent the property forward to the landlord.

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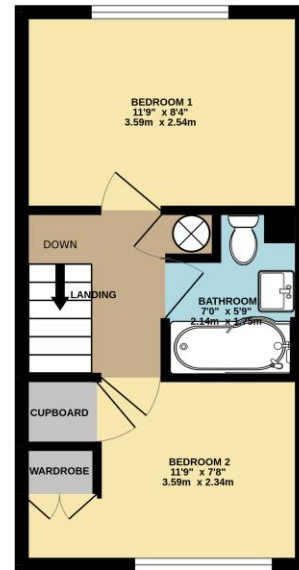
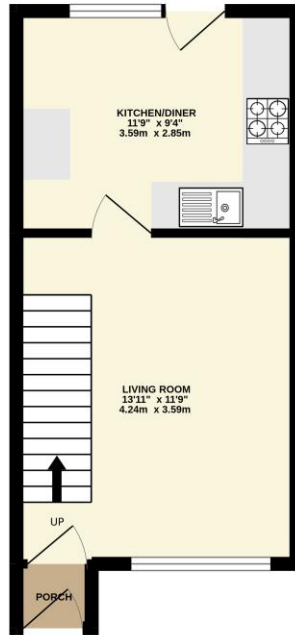
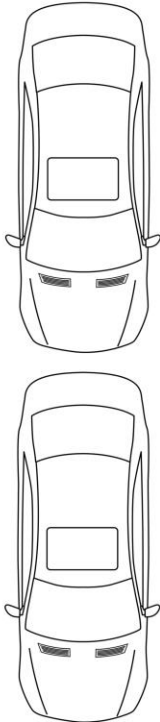
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GROUND FLOOR
282 sq.ft. (26.2 sq.m.) approx.

1ST FLOOR
271 sq.ft. (25.2 sq.m.) approx.



26 BEVERLEY GARDENS, BICESTER, OXON. OX26 4XH

TOTAL FLOOR AREA : 554 sq.ft. (51.4 sq.m.) 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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