



Connells

Walnut Gardens
Claydon Banbury

Walnut Gardens

Claydon Banbury OX17 1NA

for sale
£600,000



Property Description

Tucked away within a sought-after village setting, Walnut House is a substantial and well-balanced five-bedroom detached home, offering versatile accommodation.

The ground floor provides excellent living space, ideally suited to modern family life. A welcoming entrance hall leads through to a generous sitting room, centred around a feature fireplace with log burner, creating a comfortable and inviting living space. There is a formal dining room with direct access to the garden, along with a separate snug/dining room offering flexibility as an additional sitting area or playroom.

A dedicated study provides an ideal work-from-home space, whilst the conservatory enjoys views over the garden and offers a peaceful additional reception area.

The kitchen/breakfast room forms the hub of the home, fitted with a range of units, granite work surfaces and a central island with breakfast bar. There is space for everyday dining, and the layout is complemented by a separate utility room with external access.

To the first floor are five well-proportioned bedrooms. The principal bedroom benefits from an en-suite shower room, while the remaining bedrooms are served by a family bathroom, making the property well suited to growing families.

The property further benefits from double

glazing, oil-fired central heating, solar panels contributing to electricity and hot water, and LPG Gas for cooking.

Outside

Externally, the property is approached via a gravel driveway providing ample off-road parking, leading to a double garage.

The gardens wrap around the side and rear and are predominantly laid to lawn, complemented by established borders with a variety of trees and shrubs.

A patio area offers a private and sunny space for outdoor dining and entertaining, with the overall plot enjoying a high degree of privacy.

Local Area

Claydon is a sought-after North Oxfordshire village located approximately three miles from Banbury, offering a peaceful setting with a strong sense of community. The village benefits from open countryside walks, a children's play area, playing field and access to the Oxford Canal. Banbury provides a comprehensive range of shopping and leisure facilities, including Waitrose and the Gateway Retail Park, along with a mainline railway station offering regular services to London Marylebone.

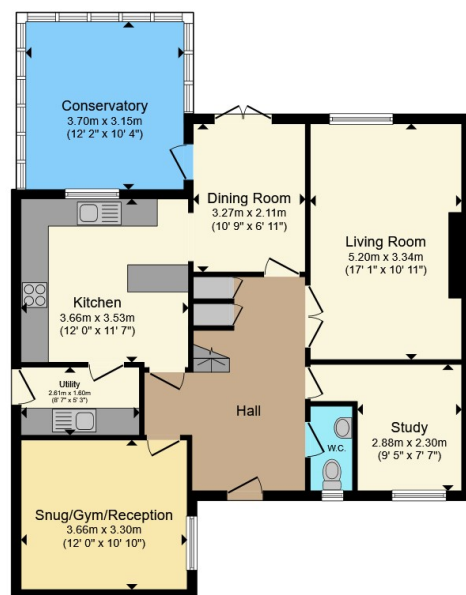
The nearby M40 (J11) ensures excellent road links to Oxford, Birmingham and London, making the location ideal for both commuters

and families.

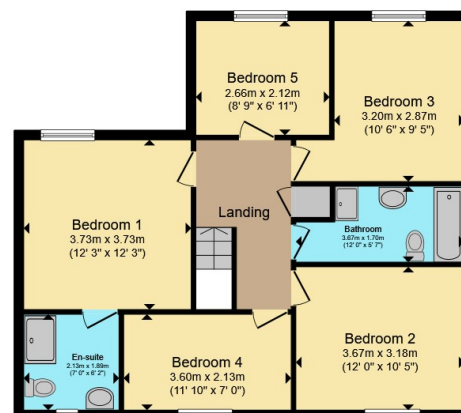




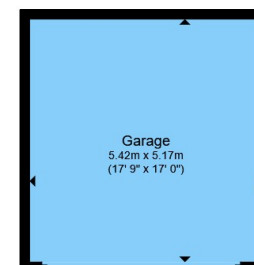




Ground Floor



First Floor



Garage

Total floor area 194.8 m² (2,097 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

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EPC Rating: D Council Tax
Band: F

Tenure: Freehold

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