



## Quadrant Estate Agents

**£550,000**



### **May Tree Close, Bicester, OX26 6PA** **4 Bedrooms & 2 Bathrooms**

- Substantial Detached Home on Corner Plot
- Extensive Flexible Accommodation Throughout
- Well Appointed Rear Aspect Conservatory Overlooking Gardens
- Four Large Bedrooms with En Suite Shower Room & Family Bathroom
- Excellent Natural Light Throughout
- Central Location With Excellent Commuter Links
- Beautiful Mature Private Enclosed Gardens
- Detached Garage with Car Charging Point & Ample Parking
- Highly Energy Efficient (B Rating) With Solar Panels & Battery (owned)
- Exclusive Private Enclave of Detached Homes

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**Approximate Gross Internal Area 1441 sq ft - 134 sq m  
(Excluding Garage)**

Ground Floor Area 795 sq ft - 74 sq m  
First Floor Area 646 sq ft - 60 sq m  
Garage Area 153 sq ft - 14 sq m



Occupying a generous corner plot in one of the area's most sought-after central locations, just moments from the London-bound platform at Bicester North, this impressive four double-bedroom detached residence offers beautifully proportioned accommodation, meticulously landscaped gardens, and a welcoming sense of space throughout.

A bright and spacious entrance hall sets an immediate tone of quality, leading to four versatile reception rooms that lend themselves perfectly to modern family life, entertaining, or home working. The light-filled conservatory provides a seamless year-round connection to the gardens, while the well-appointed kitchen offers excellent storage and ample preparation space. A ground floor WC completes the arrangement.

To the first floor are four generous double bedrooms, all with fitted wardrobe storage, including a principal suite enjoying garden views and en-suite facilities, complemented by a contemporary family bathroom.

Externally, the property truly comes into its own. Set on an enviable corner plot, it benefits from gardens to 3 sides with a decked barbecue area to the rear, affording a high degree of privacy and superb scope for outdoor living. A private decking area creates an ideal setting for entertaining, while the enclosed gardens are perfectly suited to both children and pets.

Further highlights include a garage and driveway parking for two to three vehicles, an excellent EPC rating of B supported by owned solar panels, an electric vehicle charging point, and log burner within the living room.

Situated within an exclusive close of just six detached homes, the property combines a peaceful residential environment with convenient access to well-regarded schools, local amenities, green spaces, and outstanding transport links—making it an exceptional long-term family home.

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

**IMPORTANT:** We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings been tested. Room sizes should not be relied upon for furnishing purposes; they are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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