



129 Sussex Drive, Banbury, Oxon OX16 1YJ
Guide Price £289,500 Freehold

**Stanbra
Powell**

Estate Agents
Valuers
Property Lettings

A well presented three bedroom property overlooking green area

Entrance hall | Living room | Kitchen/dining room | Conservatory
| Three bedrooms | Bathroom | Garage | Parking

Located on the north side of town, is this well presented three bedroom terraced property. The property overlooks a green area and benefits from living room, kitchen/dining room, conservatory, three bedrooms, bathroom, garage and parking.

Ground Floor

Entrance via double glazed door to entrance porch. UPVC double glazed windows on either side. Entrance via timber door into entrance hallway.

Entrance hallway: Real wood flooring. Cupboard housing fuse box with additional shelving storage. Stairs rising to first floor. Radiator. Door through to living room.

Living room: Real wood flooring. Radiator. UPVC double glazed window to front aspect.

Kitchen/dining room: Kitchen a range of modern base and eye level units with solid worktops. Built-in appliances include fridge/freezer, oven, 4 ring induction hob with extractor above, dishwasher and washing machine, as well as stainless steel sink unit. Tiling to splashback areas. Wood flooring. UPVC double glazed window into conservatory. The dining area, space enough for dining table and chairs. Radiator. Understairs storage cupboard. Double glazed window and door, which leads into conservatory.

Conservatory: Built of brick and UPVC construction in approximately 2023. Windows on all sides. UPVC double glazed sliding double doors onto rear garden. Glass roof. Radiator. Laminate wood flooring.

First Floor

Landing: Access to all first floor accommodation. Loft access. Airing cupboard housing combination boiler fitted in 2025.

Bedroom one: Double bedroom. Radiator. Built-in wardrobes and UPVC double glazed window overlooking green area.

Bedroom two: Double bedroom with UPVC double glazed window overlooking rear garden. Laminate wood flooring. Radiator.

Bedroom three: Single bedroom with UPVC double glazed window overlooking green area. Laminate wood flooring. Radiator.

Bathroom: Three piece white suite comprising low WC, wash-hand basin with built-in storage underneath, panel bath with shower over. Fully tiled walls. Heated towel rail. Tiled flooring. UPVC double glazed obscured window to rear aspect.

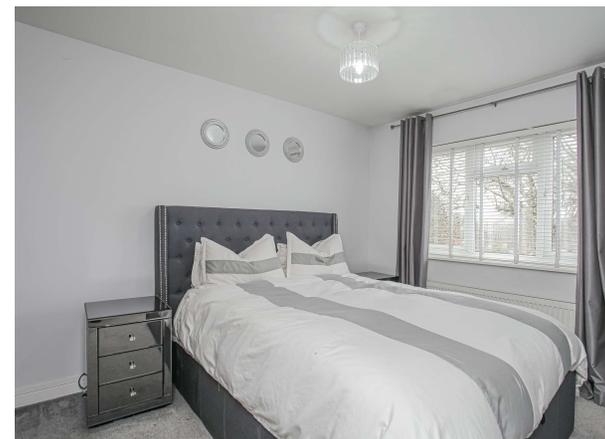
Outside

Front: Mostly laid to shingle, enclosed by low level hedging. Pathway leads to front door.

Rear garden: Mostly laid to lawn with pathway through the middle leading to the gated access. The garden is enclosed by timber panel fencing. To the rear of the property there is a **single garage** with metal up and over door, storage into the roof space. Electric charge point. **Parking for one vehicle** allocated to the property opposite the garage.

Services: All Council Tax Banding: B
Authority: Cherwell District Council

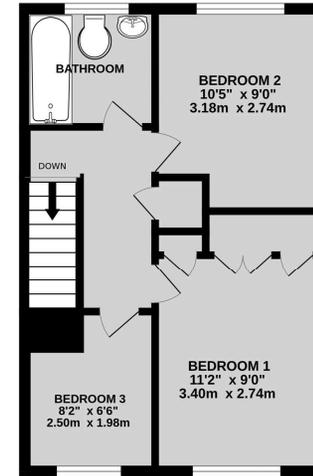
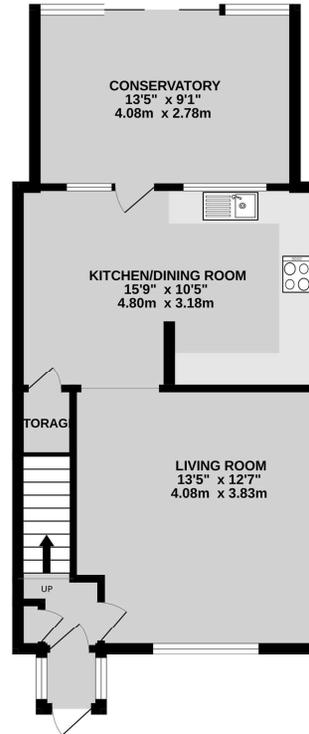
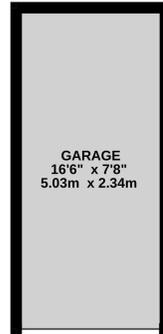
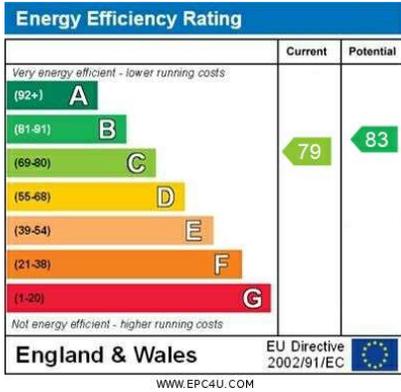
Directions: From Banbury Cross proceed north to the main traffic lights, taking the left turn into the B4100 Road. After approximately one mile turn right into Highlands; continue along this road taking the first right turn into Sussex Drive.





GROUND FLOOR
622 sq.ft. (57.8 sq.m.) approx.

1ST FLOOR
300 sq.ft. (27.9 sq.m.) approx.



TOTAL FLOOR AREA : 982 sq.ft. (91.2 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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Important Agent's Note All services throughout the property are untested. Any applicants must satisfy themselves with the condition of any central heating systems, fitted gas fires, showers or any other installations (where applicable). Also all measurements should be taken as approximate, although every care is taken in their accuracy. These details contained hereon are for information purposes only and do not form the basis of a contract.

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