



CLOVER CLOSE CUMNOR OX2
£2,850 PER MONTH AVAILABLE 01/07/2026


Hamptons

THE HOME EXPERTS

{ THE PARTICULARS

Clover Close Cumnor OX2

£2,850 Per Month
Unfurnished

 4 Bedrooms
 1 Bathroom
 1 Reception

Features

- Modern four-bedroom semi-detached home, - Large family bathroom, - Open-plan kitchen/breakfast/family room, - Ground floor cloakroom/WC, - Generous lawned rear garden, - Driveway parking for two vehicles, - Garage

Council Tax

Council Tax Band F

Hamptons
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{ FAMILY HOME OFFERING AN IMPRESSIVE GARDEN SPACE

The Property

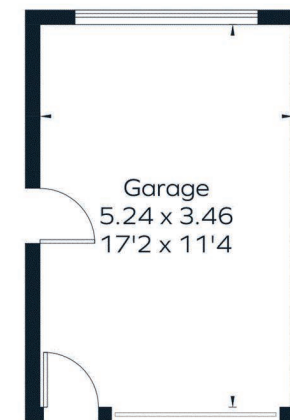
A beautifully presented four-bedroom home situated in a quiet residential setting just off Cumnor Hill. The ground floor offers well-balanced living accommodation, with a spacious reception room spanning the front of the property leading onto the kitchen/dining room, which has been thoughtfully positioned to overlook the attractive rear garden. A ground floor W.C. completes the accommodation on this level. The first and second floors comprise four well-proportioned bedrooms alongside a modern family bathroom. Externally, the property benefits from an elevated patio area leading onto a generous lawned garden. To the front, there is driveway parking for two vehicles in addition to a garage.

Outside

Ideally positioned at the foot of Cumnor Hill, this property offers excellent access to Oxford City Centre and falls within the catchment area for highly regarded primary and secondary schools. A range of local shops and amenities are close by, while excellent transport links via the A34, A420 and M40 provide convenient connections further afield. Oxford's mainline railway station is also easily accessible, offering direct services to London Paddington.

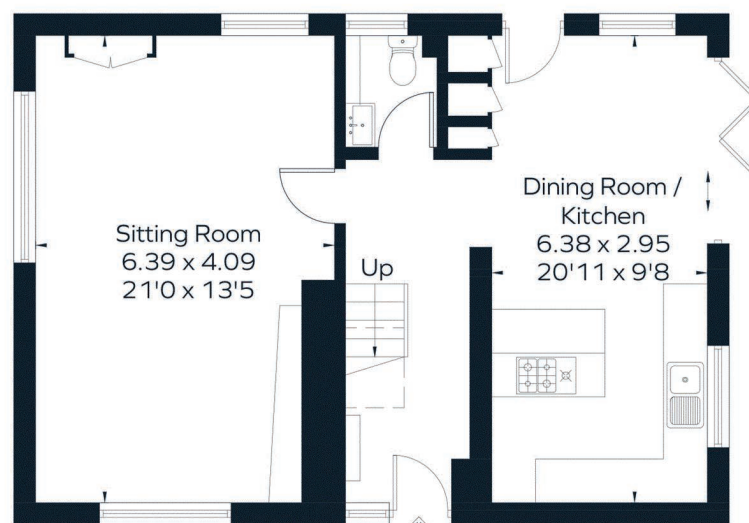


Approximate Floor Area = 118.9 sq m / 1280 sq ft
 Garage = 18.1 sq m / 195 sq ft
 Total = 137 sq m / 1475 sq ft



Garage
 5.24 x 3.46
 17'2 x 11'4

(Not Shown In Actual Location / Orientation)



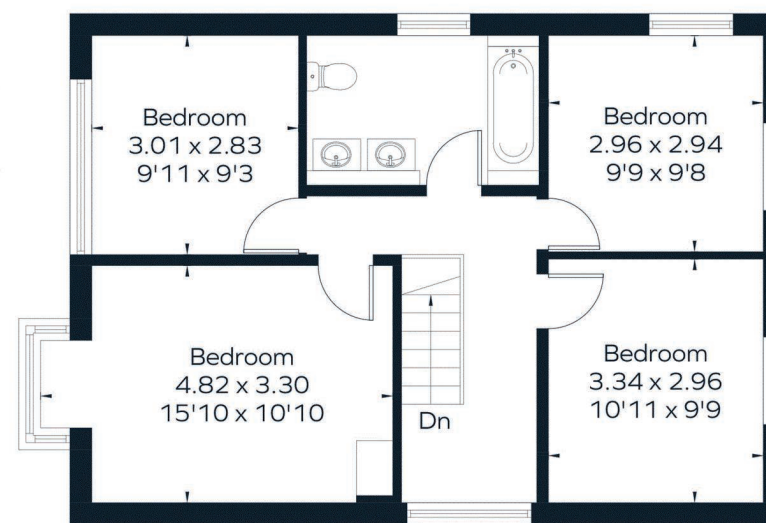
Sitting Room
 6.39 x 4.09
 21'0 x 13'5

Up

Dining Room /
 Kitchen
 6.38 x 2.95
 20'11 x 9'8

IN

Ground Floor



Bedroom
 3.01 x 2.83
 9'11 x 9'3

Bedroom
 2.96 x 2.94
 9'9 x 9'8

Bedroom
 4.82 x 3.30
 15'10 x 10'10

Bedroom
 3.34 x 2.96
 10'11 x 9'9

Dn

First Floor



This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
 All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #107831

For Clarification
 We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

Energy Efficiency Rating		Current	Potential
Band A	92-100		
Band B	81-91		
Band C	69-80		
Band D	55-68	64	
Band E	39-54		
Band F	21-38		
Band G	1-20		
<small>For energy efficient lighting (see EPC)</small> <small>For energy efficient lighting (see EPC)</small>			85
<small>EU Directive 2002/91/EC</small>			

