



Not for marketing purposes INTERNAL USE ONLY

Van Diemens Lane
Oxford



Property Description

Upon entering the property, a hallway provides access to the principal ground floor accommodation. To the front is a sitting room, offering a comfortable reception space. To the rear is an open-plan kitchen/dining room, providing ample space for both everyday living and entertaining. The kitchen is fitted with a range of wall and base units and includes an integrated dishwasher, washing machine and fridge/freezer, together with a gas hob and electric oven. The room is finished with wood flooring and features an exposed brick wall. The rear garden can be accessed directly from the kitchen/dining room.

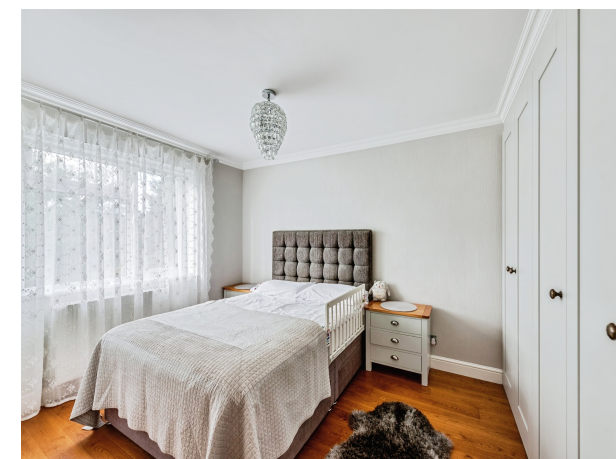
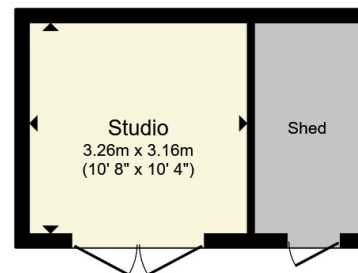
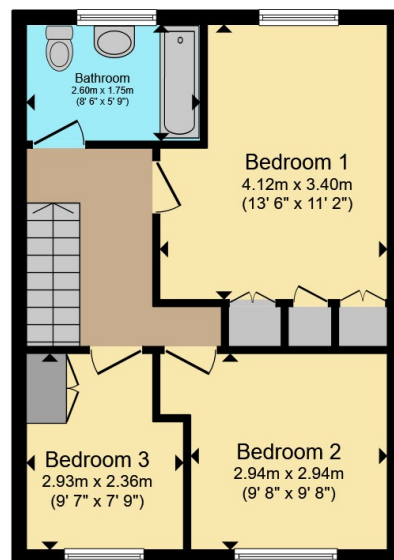
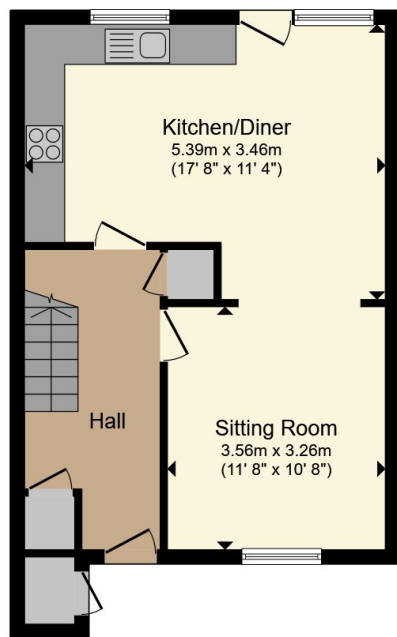
Stairs from the hallway lead to the first floor, which comprises three well-proportioned bedrooms, two of which benefit from built-in wardrobes/cupboards. The accommodation is completed by a well-presented family bathroom.

Externally, the property benefits from a driveway to the front and side access leading to the rear garden. The rear garden is arranged with a patio area and lawn and includes a useful studio/outbuilding with electricity connected, a separate garden shed and storage shed.

Van Diemens Lane is a residential area situated in Littlemore. It is within close proximity to Cowley centre, which offers a wide range of amenities including supermarkets, retail stores, cafes, banks, health services and a leisure centre. The property also offers easy access to the Eastern and Southern By-Pass Roads providing good connectivity to the wider road networks.







Total floor area 101.2 m² (1,090 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

To view this property please contact Connells on

T 01865 748 448
E cowley@connells.co.uk

60 Between Towns Road
OXFORD OX4 3LR

EPC Rating: Awaited
Council Tax Band: C

Tenure: Freehold

check out more properties at connells.co.uk



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: COW310962 - 0003