

**FOR SALE**



**Binsey Lane, Oxford**

Offers Over £575,000

  
**MARTIN&CO**

# Binsey Lane, Oxford

## Key Notes:

- Three Bedrooms
- Bay Fronted Reception Room
- Potential to Extend STPP
- Permit Parking
- Short Stroll to Centre of Oxford
- Enclosed Rear Garden with Rear Access
- Walking Distance to Oxford Train Station
- Council Tax Band: D
- No Onward Chain
- Tenure: Freehold



Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

Martin & Co are delighted to bring to market this charming three-bedroom mid-terraced home, ideally located on the sought-after Binsey Lane in Oxford.

Offered with vacant possession and no onward chain, this property combines character and convenience, making it an appealing choice for both families and investors.

Stepping inside, the ground floor unfolds with a light-filled bay-fronted reception room, a welcoming dining room and a spacious kitchen that serves as the heart of the home. The first floor provides three well-proportioned bedrooms and a shower room, creating comfortable and versatile living space.

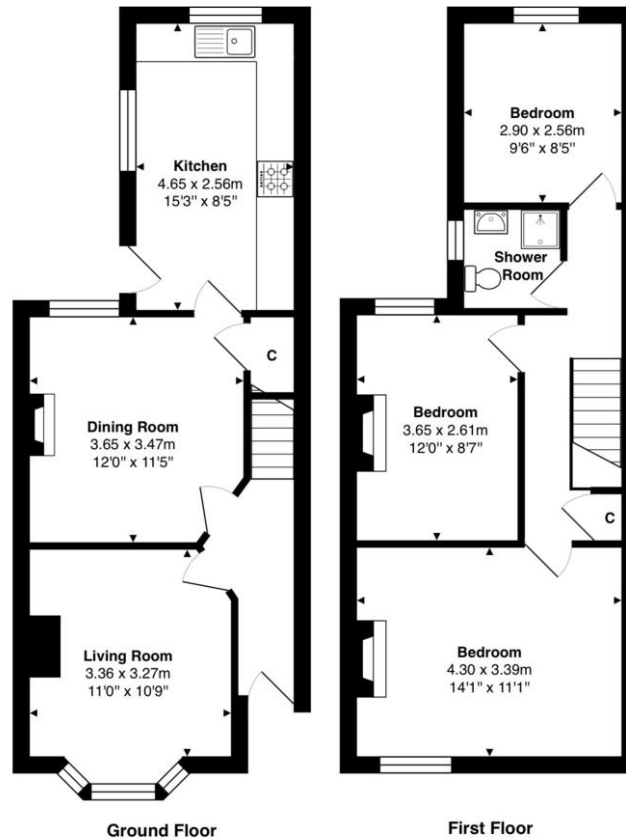
Outside, the property enjoys an enclosed rear garden with the benefit of rear access, while permit parking adds extra convenience.

Perfectly positioned within walking distance of Oxford Train Station and the city centre, the house is ideally placed for those seeking easy access to local amenities, excellent transport links and the vibrant life of the city.

In addition to being a family home, the property also holds an HMO licence for four sharers, presenting a ready-made investment opportunity in one of Oxford's most desirable areas.

*Please note: some images within this brochure are computer-generated and are used for marketing purposes only.*





#### Approximate Gross Internal Area

85.3 m<sup>2</sup> ... 919 ft<sup>2</sup>

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purpose only and should be used as such.  
 Drawn by E8 Property Services. [www.e8ps.co.uk](http://www.e8ps.co.uk)



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