



Flat 8, Springwell House, Old Parr Close, Banbury OX16 5JD
Guide Price £175,000 Share of Freehold

**Stanbra
Powell**

Estate Agents
Valuers
Property Lettings

Two bedroom ground floor apartment

Communal entrance hallway | Living/Dining room | Kitchen/Breakfast room | Two double bedrooms | Bathroom | Communal parking | Double glazing | Gas central heating

Located within an easy walking distance of the town centre and railway station is this ground floor two bedroom apartment benefiting from living/dining room, kitchen/breakfast room, two double bedrooms, and bathroom, as well as communal parking. This property is offered for sale with no onward chain.

Accommodation

Entrance via front door to entrance hallway.

Entrance hallway: Radiator and fuse box. Airing cupboard.

Living/dining room: Space for sofa and dining table and chairs. Laminate wood flooring. UPVC double glazed window to the front aspect. Telephone intercom system. Radiator.

Kitchen/breakfast room: Range of base eye level units with laminate worktop. UPVC double glazed windows to front and side aspects. Radiator. Cupboard housing combination boiler (Installed January 2026)

Bedroom one: Good sized double bedroom with built-in wardrobe. Radiator. UPVC double glazed window to the rear aspect.

Bedroom two: Good sized double bedroom with UPVC double glazed window to the rear aspect. Radiator and built-in wardrobe.

Bathroom: Three piece white suite comprising low WC, wash hand basin and panelled bath with electric shower over. UPVC double glazed obscured window to the side aspect. Fully tiled walls. Radiator.

Outside

Communal parking.

Agents Note

Service charge: £1250.00 per annum.

We have been informed by the owner that the property owns 1/12 of the freehold. There is still a lease in place as this a legal requirement for flats. Upon completion of the property we have been told by the managing agents that the lease will be renewed to 999 years via a deed of variation through the solicitors.

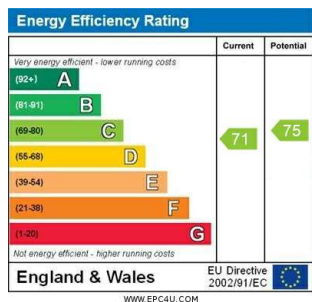
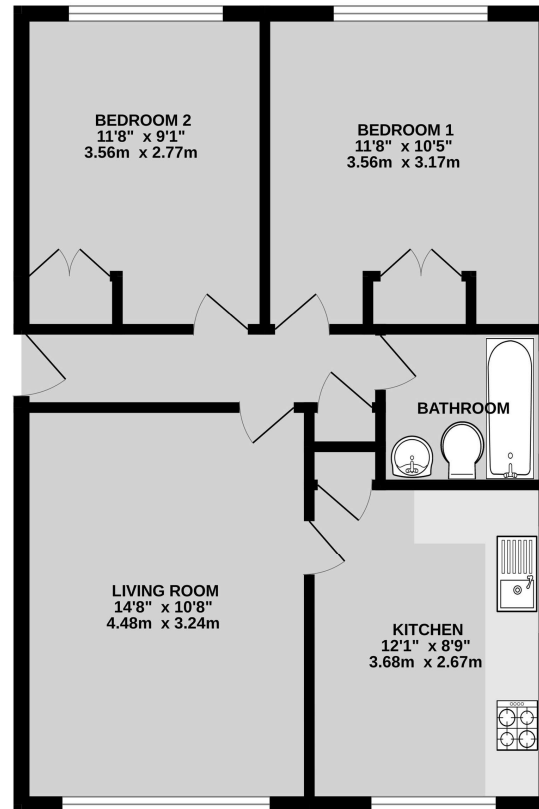


Services: All Council Tax Banding: B
Authority: Cherwell District Council

Directions: From Stanbra Powell proceed south on the Oxford Road and upon reaching St John's Roman Catholic Church (approx. 300 yards, take the left turn into St John's Road; continue to the junction taking the right turn to Old Parr Road and immediately left into Old Parr Close and Springwell House is just on the left.



567 sq.ft. (52.7 sq.m.) approx.



TOTAL FLOOR AREA: 567 sq.ft. (52.7 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.

Viewing: Through appointment with Stanbra Powell



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