



158 Oxford Road  
Banbury | Oxfordshire | OX16 9BA

FINE & COUNTRY

# 158 OXFORD ROAD

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A deceptively spacious detached residence with bedrooms on both the ground and first floors that has been sympathetically extended to provide exceptional accommodation. Comprising porch, entrance hall, kitchen, utility area, excellent sitting room, dining area, five bedrooms, four bath/shower rooms, superb garden, single garage and off-road parking for around six cars.

Must be seen.



## Ground Floor

Upon entering, the porch has a door to the spacious hall which has a wide staircase to the first floor and a window to the front.

The kitchen has access to a utility area which could be opened up to create a larger kitchen.

The excellent sitting room is very large and has a wood burning stove and a window to the front whilst the wonderful dining area has ample space for a table to seat around fourteen guests and French doors to the rear.

There are two bedrooms on the ground floor one of which has an ensuite with wetroom shower and are also serviced by the family bathroom which has a corner bath and separate shower cubical.







# Seller Insight



“ Tucked away behind lush greenery and mature trees, this beautiful home offers a rare combination of privacy, charm, and practicality – all within easy reach of town life. Owned and lovingly maintained by Andrew and Margaret since 2011, the property exudes a sense of quiet confidence, its handsome façade and well-balanced proportions hinting at the care and thought that have gone into every detail of its design and adaptation.

Set back from the road and bordered by flourishing hedges and bushes, the house feels delightfully secluded. The rear of the garden adjoins well-tended allotments, offering both an attractive outlook and a sense of openness, while a bridleway to the north-west provides direct access to the historic Roman lane known as Salt Way – perfect for tranquil countryside walks right from the doorstep.

Inside, the home blends comfort and sophistication with impressive versatility. A spacious entrance hall welcomes guests with an immediate sense of warmth – an elegant yet practical space that Andrew and Margaret have enjoyed transforming into a light-filled library and reading area. The heart of the home is the generous living and dining area, which flows seamlessly into a well-proportioned kitchen and utility space. Here, large windows on multiple sides allow natural light to pour in, creating a bright, airy atmosphere that evolves beautifully throughout the day.

The wood-burning stove lends the living room a cosy ambiance in the winter months, while in summer the room opens to serene garden views, making it the perfect place to unwind. The layout also caters effortlessly to entertaining, with ample space for family gatherings and dinner parties that spill into the garden on warm evenings. Practicality has been thoughtfully integrated into the home's design. The ground-floor bedroom with its en suite wet room was created with accessibility in mind, while upstairs, three further bedrooms and two bathrooms – including a spacious en suite – provide comfort and privacy for family and guests alike. The wide, straight staircase, upgraded central heating controlled by a Hive system, and high-spec rewiring and plumbing throughout all reflect a home that is both modern and enduring.

Outside, the gardens are a true delight. From the impressive cedar tree marking the entrance to the weeping willow that graces the eastern lawn, the grounds offer beauty in every season. Spring brings clouds of apple blossom from the mature fruit tree at the rear, while the well-established shrubs and borders provide colour, fragrance, and a haven for birds. There is always a shaded spot to sit with a book or a sunny corner for morning coffee – a garden designed for quiet enjoyment as much as for lively family gatherings.

The location combines seclusion with convenience: excellent transport links, a nearby superstore, schools, and community amenities are all within walking distance. The friendly neighbours and the calm of the adjoining allotments create a setting that feels welcoming yet private – a rare balance of town and country living.

For Andrew and Margaret, this home has been a cherished haven – warm in winter, cool in summer, and perfectly suited to their lifestyle. It has provided comfort for family, space for entertaining, and the gentle rhythm of a garden that changes with the seasons. As they prepare to leave, they will miss most the home's cosiness, its practicality, and the peace of its garden – a place that has offered them not just shelter, but a deeply rewarding way of life.\*

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.







## First Floor

To the first floor, the landing has a useful large walk in airing cupboard and loft above.

The feature bedroom is of a good size and has a window to the rear which provides beautiful views over the garden and beyond, and access to the en suite shower room with separate large bath and shower cubicle.

There are two further bedrooms, one is a double with large velux windows to the rear providing an excellent aspect and a good sized single bedroom with a window to the front.

Both bedrooms are serviced by the shower room with tiling and large vanity unit.

All bedrooms have access to eves storage providing easily accessible useful storage space.











## Outside

The extra long single garage has power, light and a door to the garden with a workshop area to the rear and there is parking to the front for around six cars surrounded with shrubs and attractive mature trees.

The very private rear garden is superb and is mainly laid to lawn with mature trees, a large sun terrace and timber shed, with recently close-boarded fence to all sides.

Pedestrian access around both sides of the property with secure gates, and outside lighting all round.

A flexible home which must be viewed.







## LOCATION

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Oxford Road is situated just a short drive from the centre of Banbury and is conveniently located for the M40 which provides easy access to Birmingham, Oxford, Bicester and London, whilst the local train network provides a commute to Marylebone in under an hour. The property is situation close to a large supermarket, local hospital and close to the town centre. A nearby public bridleway offers easy access to a local park, and on out to open fields and countryside..





## Services, Utilities & Property Information

Tenure: Freehold

Council Tax Band: E

Local Authority: Cherwell District Council

EPC: C

Property construction: Standard construction – brick and tile

Electricity supply: Mains

Water supply: Mains

Drainage & Sewerage: Mains

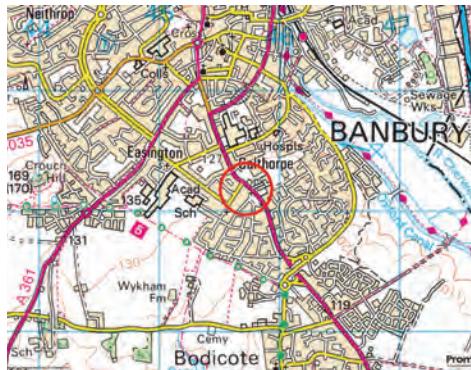
Heating: Gas central heating

Broadband: Ultrafast broadband is available with a download speed of 1,000mbps. FTTH/FTTP Broadband connection available. We advise you to check with your provider.

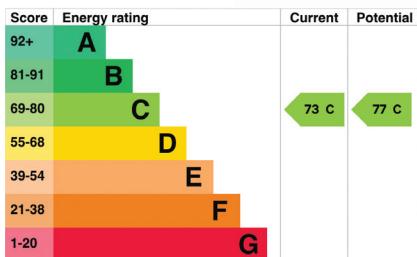
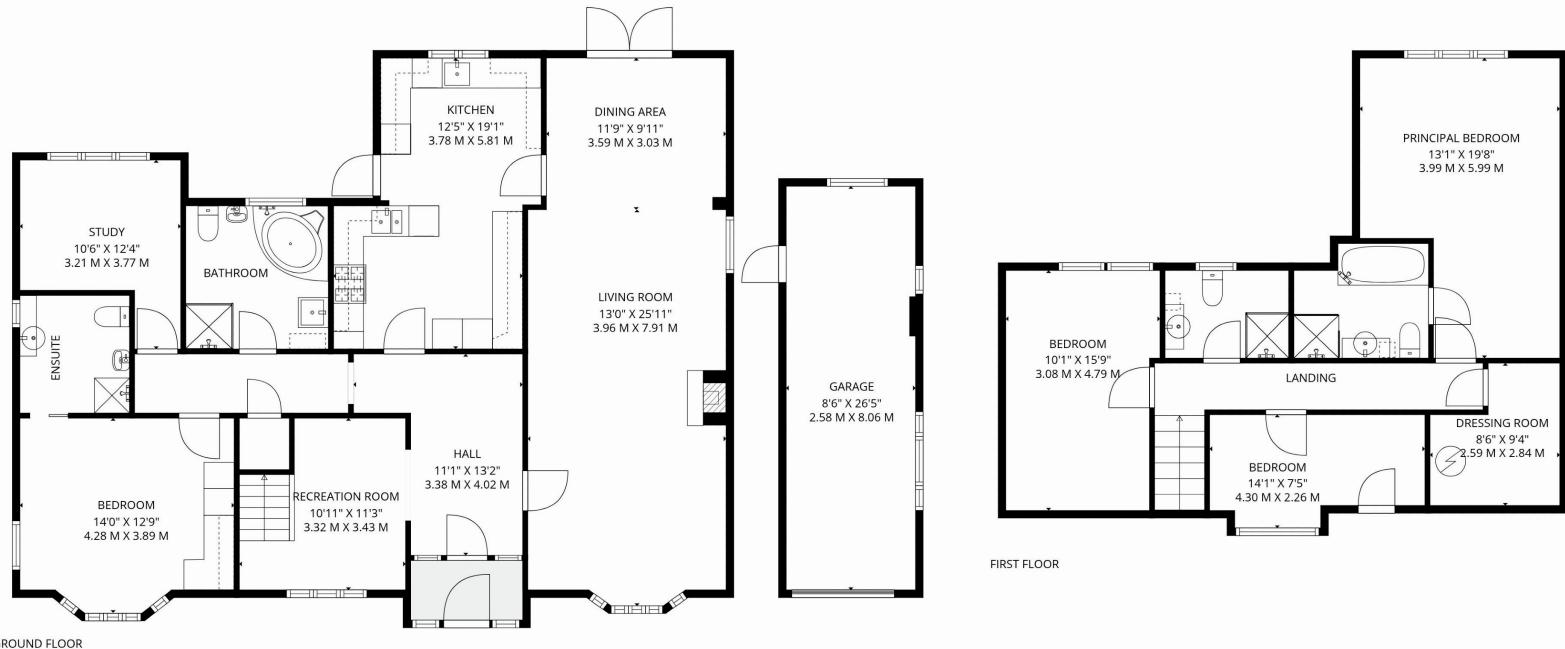
Mobile signal/coverage: 5G mobile signal is available in the area - we advise you to check with your provider.

Parking: Off road parking available for six cars.

Restrictions: For more information on the covenants and restrictions, please speak to the agent.



*Offers over £700,000*



GROSS INTERNAL AREA: 2072 sq ft, 192 m<sup>2</sup>  
 LOW CEILINGS: 128 sq ft, 11 m<sup>2</sup>  
 GARAGE: 224 sq ft, 21 m<sup>2</sup>

**OVERALL TOTALS: 2424 sq ft, 224 m<sup>2</sup>**

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY. FLOORS MAY NOT BE SHOWN IN THEIR ACTUAL LOCATION



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Whilst we carry out our due diligence on a property before it is launched to the market and we endeavour to provide accurate information, buyers are advised to conduct their own due diligence. Our information is presented to the best of our knowledge and should not solely be relied upon when making purchasing decisions. The responsibility for verifying aspects such as flood risk, easements, covenants and other property related details rests with the buyer. For a free valuation, contact the numbers listed on the brochure. Printed 27.11.2025

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## TERRY ROBINSON PARTNER AGENT

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Terry has been in the estate agency industry since 2002 and has a wealth of knowledge in the property sector.

Having left the corporate world to set up his own brand in 2015, Terry built a great reputation with local buyers and sellers. His aim is to deliver the highest levels of service and to make all clients feel valued.

Terry has sold countless properties over the past 10 years which had previously been marketed with other agents - he puts this down to attention to detail and a hunger for success.

YOU CAN FOLLOW TERRY ON



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*“Having just purchased my new home through Fine & Country I cannot recommend them highly enough. Terry went above and beyond in ensuring as smooth a transaction as possible. Never once did I have a problem in contacting him, even on days off he still took my calls showing what a dedicated agent he is. I love my new home too much to ever consider selling it but I know who I would use if I was ever considering moving again!! Thanks to Fine & Country, especially Terry, I am now living in my dream home!”*



## FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation – leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

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