



Tucked away in an exceptionally quiet and private position right in the heart of Bicester, this beautifully presented two-bedroom period home offers a rare opportunity to enjoy stylish, low-maintenance living in one of Oxfordshire's most desirable market towns. This attractive home combines timeless character with tasteful modern upgrades and is located just a short walk from the town's vibrant high street, transport links, and renowned shopping outlets.

Charming Two-Bedroom Period Home in Secluded Central Bicester Location

Offering well-proportioned accommodation across two floors, the property is ideal for professional couples, first-time buyers, downsizers, or investors looking for a convenient yet peaceful setting.

Ground Floor

Upon entering the home, you're welcomed into a light and spacious living room (12'9" x 12'1"), a beautifully decorated space with period charm and a comfortable, homely atmosphere.

This leads through to the dining room (12'1" x 11'6"), perfect for entertaining or relaxed meals, with ample space for a large table and additional furniture.

To the rear, the well-appointed kitchen (12'4" x 5'3") features a range of modern units, integrated appliances, and a pleasant outlook over the garden.

A practical downstairs WC and a large under-stairs storage cupboard enhance the home's usability.

First Floor

Upstairs, the main bedroom (12'3" x 10'5") is bright

and inviting, with built-in storage and generous proportions.

The second bedroom (10'0" x 6'6") offers flexibility as a guest bedroom, nursery, or home office.

A modern family bathroom is also located on this level, fitted with stylish fixtures and designed for both practicality and comfort.

Outside Space

The property enjoys a charming, secluded front garden—a peaceful retreat to enjoy outdoor dining, gardening, or simply relaxing in privacy.

Mature planting and fencing provide a high degree of seclusion.

Additional Features

Two permit parking spaces are available

Period charm blended with modern finishes

Beautifully decorated throughout, offering easy, low-maintenance living

Quiet and tucked-away setting, despite being centrally located

Ideal for a variety of buyers seeking both charm and convenience

About Bicester

Bicester is a historic and fast-growing market town known for its excellent connectivity and vibrant community. Located just 12 miles north of Oxford, it offers outstanding transport links via Bicester Village and Bicester North train stations, providing direct services to London Marylebone in under an hour.

The town also benefits from easy access to the M40, making it perfect for commuters.

The town itself offers a wide range of amenities, from charming independent shops and cafes to larger supermarkets, restaurants, pubs, and leisure facilities. One of Bicester's most notable attractions is the internationally renowned Bicester Village Designer Outlet, which draws visitors from around the world with its luxury shopping experience.

There are also numerous green spaces, cycle routes, and walks nearby, offering an ideal balance between town and country living.

With well-regarded local schools and a strong sense of community, Bicester continues to be one of Oxfordshire's most sought-after locations.





The Property Comprises:

Ground Floor:

Entrance Hallway

Living Room – 12'9" x 12'1" (3.89m x 3.69m)

Dining Room – 12'1" x 11'6" (3.69m x 3.50m)

Kitchen – 12'4" x 5'3" (3.76m x 1.60m)

Downstairs WC

Under-stairs Storage Cupboard

First Floor:

Bedroom 1 – 12'3" x 10'5" (3.73m x 3.17m) with built-in storage

Bedroom 2 – 10'0" x 6'6" (3.06m x 1.99m)

Family Bathroom

Landing with Storage Cupboards

Outside:

Secluded Front Garden

Parking -Two Permit Parking Spaces

Freehold Property

Stone-Built With Tiled Roof

Services:

Mains Electric - Octopus

Gas-Octopus

Mains Water - Thames Water

Mains Drainage - Thames Water

Broadband - BT - Please Check With Ofcom

Mobile Phone Coverage - Check With Ofcom

Council Tax : CDC - Band C

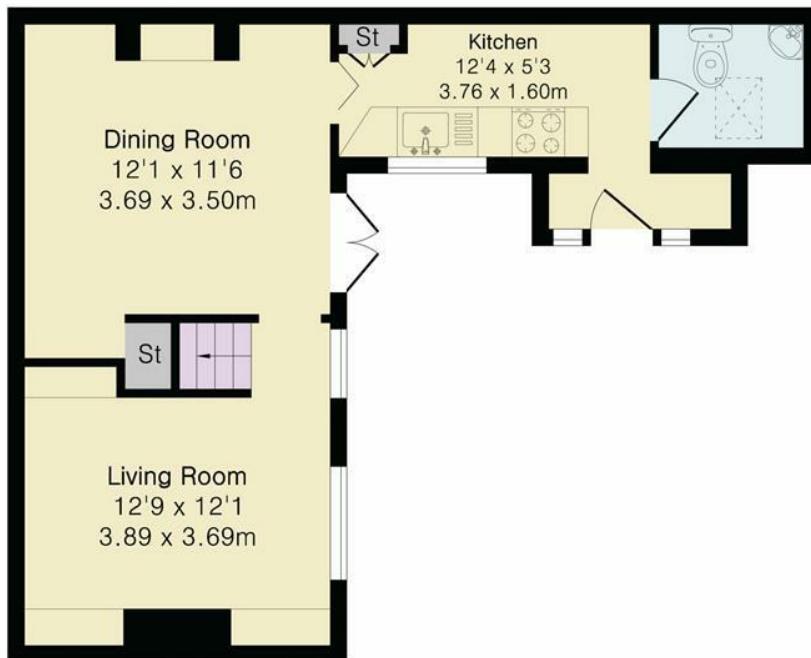




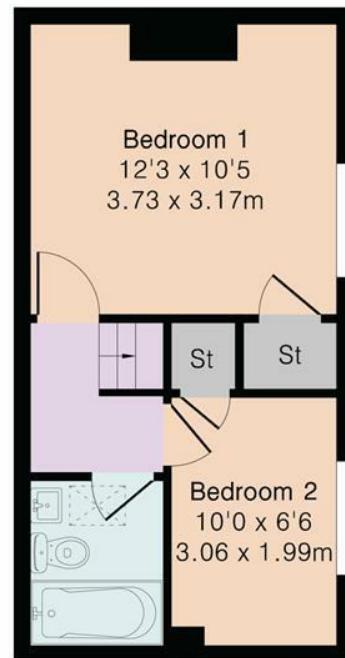
Approximate Gross Internal Area 712 sq ft - 67 sq m

Ground Floor Area 415 sq ft – 39 sq m

First Floor Area 297 sq ft – 28 sq m



Ground Floor



First Floor

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
77		60	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	
60		77	



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



