

BARTON FLEMING

INDEPENDENT ESTATE AGENTS



**20 Nash Road, Heyford Park,
Oxfordshire. OX25 5BL**

BARTON FLEMING

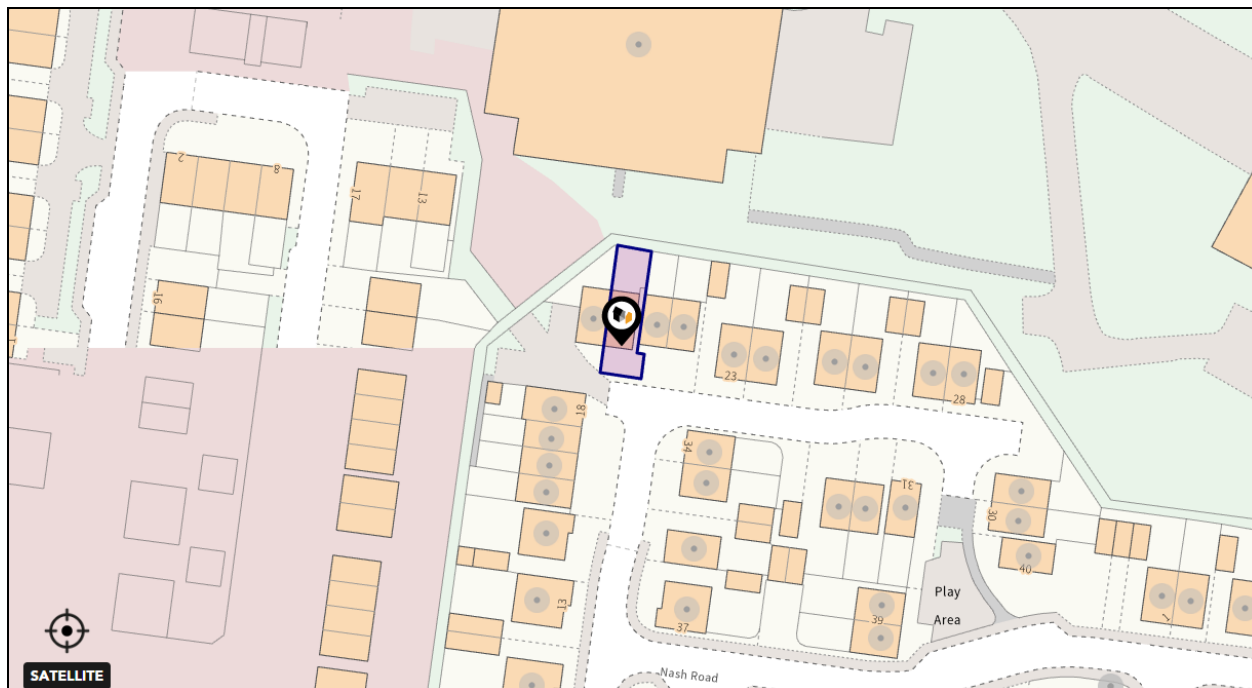
INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922

20 Nash Road, Upper Heyford, Oxfordshire. OX25 5BL



Offered for 40% Shared Ownership, A Three Bedroom Semi-Detached House with Utility/Cloakroom, Lounge Diner, Kitchen, Bathroom, Front and Rear Gardens and Off-Road Parking for two Cars Side-by-Side

LEASEHOLD

40% Shared Ownership £ 136,000

- ❖ Storm Porch
- ❖ 15ft Deep Entrance Hall
- ❖ Utility Cloakroom
- ❖ Lounge Diner
- ❖ Landing
- ❖ Bathroom
- ❖ Three Bedrooms
- ❖ Front and Rear Gardens
- ❖ Off-Road Parking for Two Cars Side-by-Side
- ❖ Close to Local Amenities

VIEWING
APPOINTMENT:

DAY:

TIME:

BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922

Key Facts for Buyers:

EPC: Rating of B (83).
Council Tax: Band C
Approx. £2,190 per annum.

Ground Floor:

STORM PORCH:

Outside gas and electric meter boxes, outside courtesy light, part-glazed security front door to:

ENTRANCE HALL: 15' deep

Plain plaster ceiling, RCD/MCB electricity consumer unit, luxury vinyl flooring, radiator, downstairs zone central heating thermostat, custom made slide out shoe racks and understairs cupboard, staircase.

KITCHEN: 9'9 x 8'2

Front aspect PVC window, plain plaster ceiling, vinyl flooring, wall mounted "Potterton" boiler, space for upright fridge. Range of tall base and eye level units, roll edge laminate worksurfaces, tiled surrounds, 600mm tall unit, 1000mm corner unit with 600mm door, 600mm drawers, integrated fan oven/grill, 4-ring stainless steel gas hob, stainless steel extractor hood, corner unit with 400mm door, 600mm undersink base unit, stainless steel sink, 400mm base unit, space for dishwasher.

UTILITY/CLOAKROOM: 5'10 x 4'10

Plain plaster ceiling, vinyl flooring, radiator, base unit providing space for freestanding washing machine, dual flush close coupled WC, dual flush close coupled WC.

LOUNGE DINER: 14'10 x 14'8

Rear aspect PVC window, rear aspect half glazed security front door to garden, plain plaster ceiling, luxury vinyl flooring, radiator, multi-media socket.

First Floor:

LANDING:

Plain plaster ceiling, access to loft space.

BATHROOM: 7'0 x 6'7

Plain plaster ceiling, extractor fan, radiator, sheet vinyl flooring, panel enclosed bath with mixer tap shower attachment, sliding head support, tiled surrounds, pedestal wash hand basin, shaver socket, dual flush close coupled WC.

BEDROOM ONE: 14'11 x 9'11 narrowing to 6'8

Twin front aspect PVC windows, plain plaster ceiling, radiator, TV point.

BEDROOM TWO: 12'7 x 7'7

Rear aspect PVC window, plain plaster ceiling, radiator, TV point.

BEDROOM THREE: 8'7 x 7'1

Rear aspect PVC window, plain plaster ceiling, radiator.

Outside:

FRONT GARDEN: refer to photograph

REAR GARDEN: refer to photographs

Outside tap, side gate, outside light, shed.

PARKING:

Off-road parking for two cars side-by-side on tarmac.

BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922



Front



Hall & Utility/WC



Kitchen



Kitchen



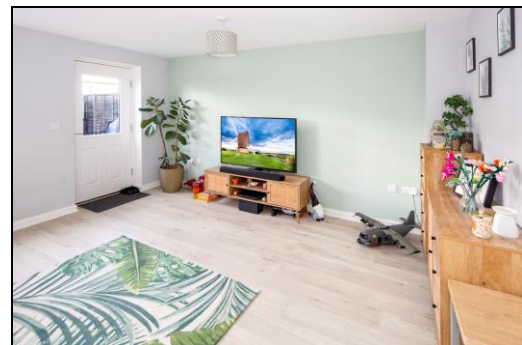
Kitchen



Lounge-Diner



Lounge-Diner



Lounge-Diner

BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

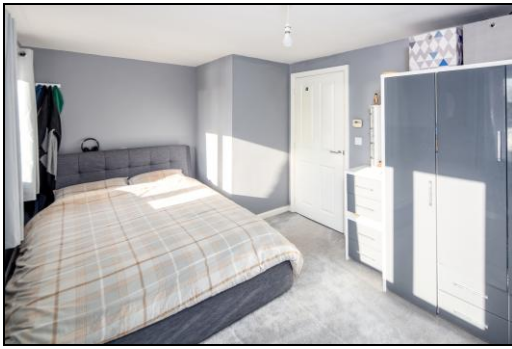
249922



Landing



Bathroom



Bedroom One



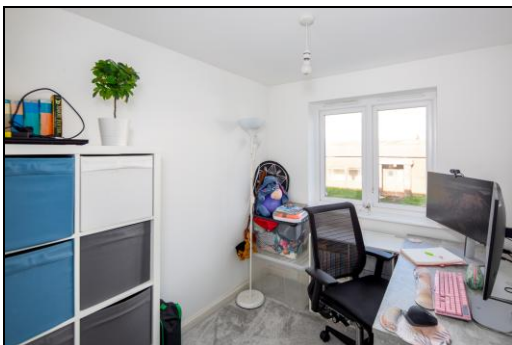
Bedroom One



Bedroom Two



Bedroom Two



Bedroom Three



Rear Elevation

BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922



BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922

Space for Notes:

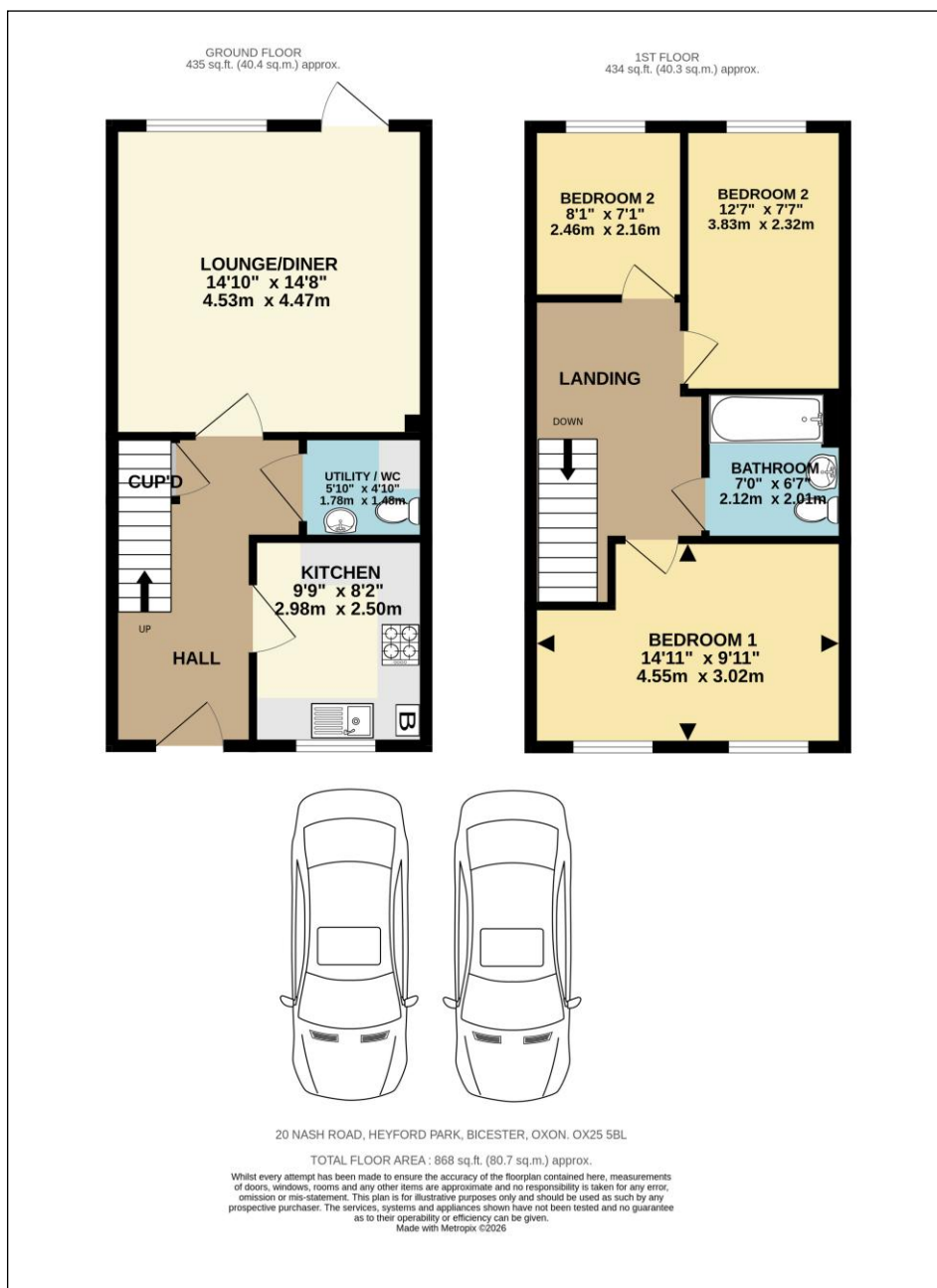
BARTON FLEMING

INDEPENDENT ESTATE AGENTS

Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922



These particulars do not constitute any part of an offer or a contract. Whilst every care has been taken to ensure accuracy, no responsibility for errors or mis-description is accepted. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements in these particulars. The vendor does not make or give and neither Barton Fleming nor any person in their employment, has authority to make or give any representation or warranty whatsoever in relation to this property. Land Registry Plans are provided as guidance only and while LRP documents are generated from what is registered at the point at when the plans are downloaded for use in these particulars, they are not guaranteed to represent the property title at any given moment. Buyers should satisfy themselves through their solicitor as to the accuracy of the land registration at any given moment.