

BARTON FLEMING

INDEPENDENT ESTATE AGENTS



16 Chichester Close, Bicester, Oxfordshire. OX26 6RX

BARTON FLEMING

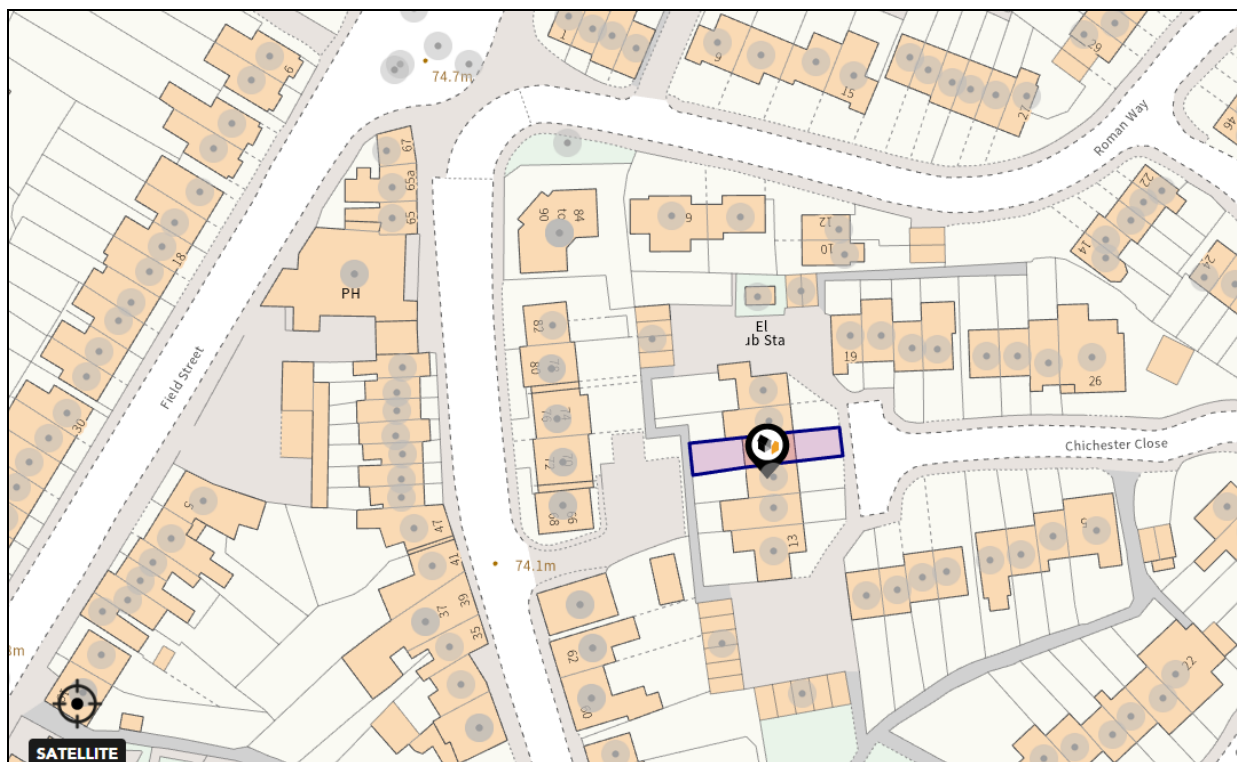
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Web: www.bartonfleming.co.uk
E-mail: info@bartonfleming.co.uk
62 North Street, Bicester. OX26 6NF

Tel: Bicester (01869)

249922

16 Chichester Close, Bicester, Oxfordshire. OX26 6RX



A Three Bedroom Terraced House with Living Room, Kitchen Diner, Bathroom, Front and Rear Gardens, Garage in Block (with Parking for One Car in Front).

FREEHOLD

£ 320,000

- ❖ Entrance Hall
- ❖ Living Room
- ❖ Kitchen Diner
- ❖ Landing
- ❖ Three Bedrooms
- ❖ Bathroom
- ❖ Front and Rear Gardens
- ❖ Garage in Block (with Parking for One Car in Front)
- ❖ Close to Town Centre and Amenities
- ❖ Walking Distance to both Train Stations

VIEWING
APPOINTMENT:

DAY:

TIME:

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Key Facts for Buyers:

EPC: Rating C (74).
Council Tax: Band C
Approx. £2,190 per annum.

Ground Floor:

RECESSED PORCH:

Half leaded light glazed PVC front door to:

ENTRANCE HALL:

Laminate flooring, radiator, staircase.

LIVING ROOM: 14'9 x 11'0

Front aspect PVC window, radiator, laminate flooring, fireplace with marble hearth and surround and wooden mantel over, broadband hub, dimmer switch, digital thermostat, understairs cupboard.

KITCHEN DINER: 15'1 x 10'10

Rear aspect French doors, rear aspect PVC window, plain plaster ceiling, sheet vinyl flooring, radiator, space for table and chairs. Range of eye level units, roll edge laminate worksurfaces, tiled surrounds, 600mm base unit, space for washing machine, 600mm undersink base unit, 1½ bowl "Franke" sink, 1000mm corner base unit with 500mm door, stainless steel and glass fan oven/grill, stainless steel 4-ring gas hob, stainless steel extractor hood, 600mm base unit, 900mm x 900mm corner carousel base, integrated fridge, integrated freezer, 600mm cutlery and pan drawers, 600mm tall unit with space for ironing board, etc.

First Floor:

LANDING:

Access to loft space.

BATHROOM: 6'2 x 5'6

Rear aspect PVC window, extractor fan, sheet vinyl flooring, chrome heated towel rail, mix of half and fully tiled walls, panel enclosed bath (*enamelled metal*) with "Triton T80Z electric shower over, sliding head support, rail and curtain, pedestal wash hand basin, dual flush close coupled WC.

BEDROOM ONE: 14'11 x 8'6

Front aspect PVC window, radiator, laminate flooring.

BEDROOM TWO: 8'6 x 8'6

Rear aspect PVC window, radiator, laminate flooring, built-in single wardrobe, airing cupboard enclosing "Vaillant Eco Tec plus 415" boiler and replaced hot water cylinder.

BEDROOM THREE: 10'3 x 6'2

Front aspect PVC window, radiator, laminate flooring, built-in single bulkhead wardrobe.

Outside:

FRONT GARDEN: refer to photograph

Block paved.

REAR GARDEN: refer to photographs

West facing, rear gate.

GARAGE IN BLOCK:

Up and over door, parking for one car in front.

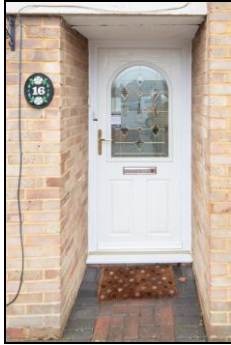
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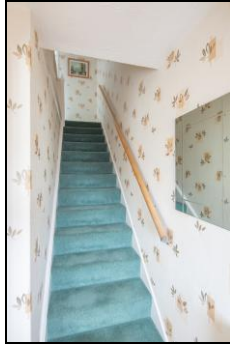
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Porch and Stairs



Entrance Hall



Living Room



Living Room



Kitchen Diner

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Kitchen Diner



Kitchen Diner



Kitchen Diner



Bedroom One



Bedroom One

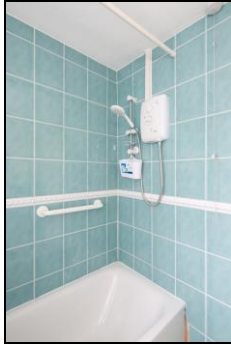
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Bathroom



Bedroom Two



Bedroom Three



Bedroom Three



Rear Garden

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Garage and Parking (where truck is)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	74 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

EPC

Space for Notes

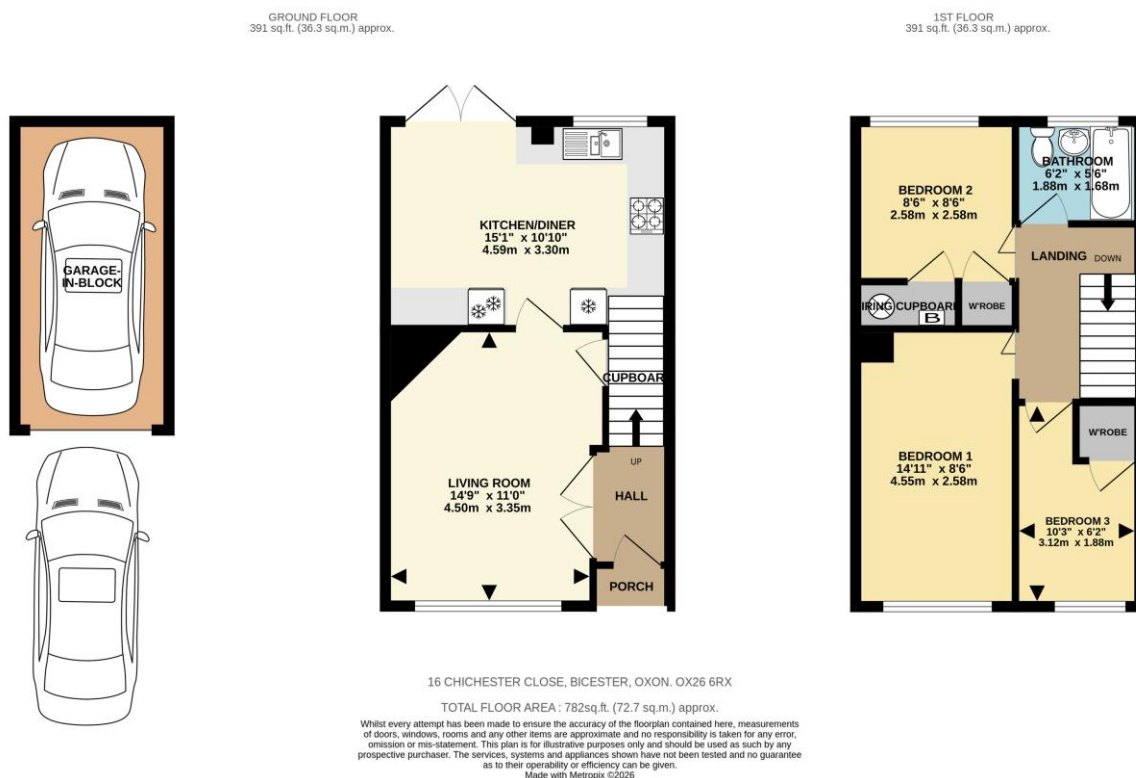
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