



2 Millwright Close, Banbury, Oxon OX16 0RU  
Guide Price £179,950 Freehold

Stanbra  
Powell

Estate Agents  
Valuers  
Property Lettings

## One bedroom barn conversion.

Living/dining room | Kitchen | Bedroom | Shower room |  
Driveway | Allocated parking | Gas Central Heating

Located within an easy walking distance of the town centre and railway station is this charming one bedroom stone built property which forms part of a barn conversion development. The property benefits from living/dining room, kitchen, good sized double bedroom, shower room, and driveway. This property is offered for sale with no onward chain.

### Ground Floor

Access via front door to living/dining room.

**Living/dining room:** Space for table and chairs and sofa suite. Double glazed wooden window to the front aspect with a storage cupboard under. Two radiators. Stairs rising to first floor.

**Kitchen:** Range of base and eye level units. Laminate worktop. Double glazed window overlooks neighbouring garden. Spotlights. Exposed beam through living room and kitchen area and partial dividing wall with single glazed wooden frame window. Large under stairs cupboard houses Worcester combination boiler (fitted in 2024) plus space and plumbing for washing machine.

### First Floor

**Landing:** Double glazed window to the rear. Doors to first floor accommodation.

**Shower room:** Three piece white suite comprising low level WC, wash hand basin, single shower cubicle with shower over. Tiling splashback areas. Radiator. Extractor fan.

**Bedroom:** Spacious double bedroom with double glazed window to the front aspect. Overstairs storage cupboard. Access to loft. Radiator.

### Outside

**Front:** Shingle driveway for one vehicle, either side is a low level stone wall. Additional allocated parking for one vehicle can be found in the car port opposite.

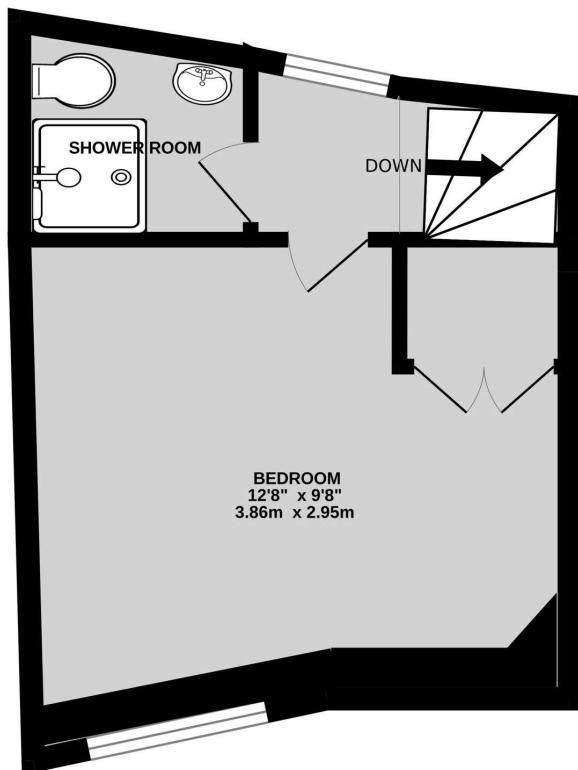
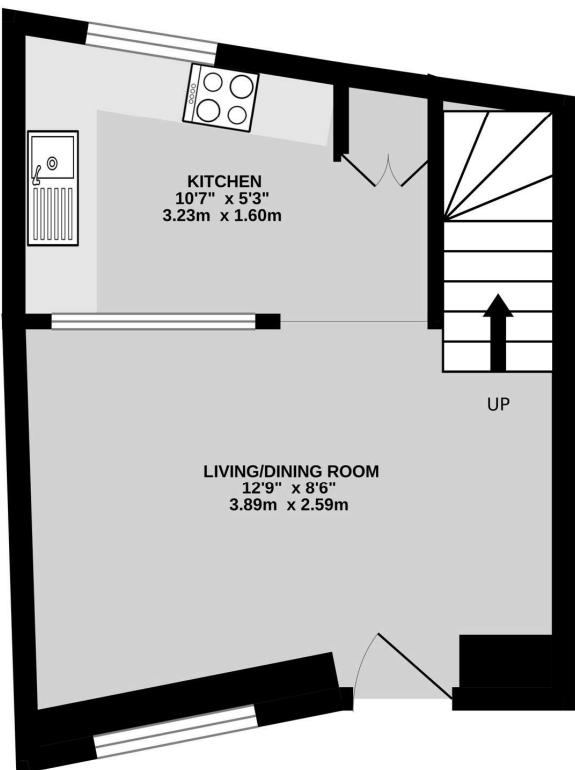
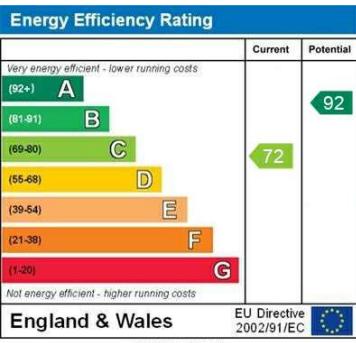


Services: All  
Authority: Cherwell District Council

**Directions:** From Banbury Cross proceed north to the third set of traffic lights, taking the left turn into the Warwick Road. Continue along this road and upon passing the garage on the left hand side, turn immediately left and left again into Millwright Close.







**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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