



7 Manor Close, Middleton Cheney, Banbury, Oxon. OX17 2TA
Guide Price £325,000 Freehold

**Stanbra
Powell**

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A fantastic three bedroom village home offering spacious, versatile accommodation in a desirable location.

Situated within the highly sought-after village of Middleton Cheney, 7 Manor Close is a spacious and well presented three bedroom end terrace family home occupying a generous corner plot. Offering versatile accommodation throughout, the property benefits from a good sized living area, modern kitchen, two conservatories, integral garage, downstairs cloakroom, and three double bedrooms, making it ideal for growing families or those seeking flexible living space.

The home also enjoys a private rear garden, driveway parking, and a convenient village location close to local amenities.

Entrance porch | Spacious living room | Modern kitchen | Two conservatories | Integral garage | Downstairs cloakroom | Three double bedrooms | Family bathroom | Corner plot garden | Driveway parking

Entrance Porch

Accessed via a composite front door, the entrance porch provides a practical welcome space with wall-mounted radiator and fuse box, leading through into the main living area.

Living Room

A spacious reception room featuring a UPVC double-glazed box bay window to the front aspect, open fireplace with wooden surround, wall mounted radiator, and staircase rising to the first floor. Double doors lead through to the first conservatory, enhancing the sense of space.

Conservatory / Office Space

Constructed mainly of UPVC with a polycarbonate roof, this separate conservatory is currently used as an office. Surrounded by windows with double doors opening onto the rear garden, it offers a bright and flexible additional reception space.

Kitchen

A modern fitted kitchen with a range of base and eye-level units, laminate worktops, built-in sink unit, wall-mounted boiler, integrated oven with four-ring gas hob and extractor above. There is space and plumbing for a dishwasher and fridge freezer, tiled splashbacks, sunken spotlights, and a useful under-stairs storage cupboard. A window overlooks the rear garden, and the space opens seamlessly into the second conservatory.

Rear Lobby

Providing access to the conservatory, integral garage and downstairs cloakroom.

Conservatory / Dining Area

Constructed of brick and UPVC with a tinted glass roof, this versatile room is currently used as a dining area. With windows on all sides, radiator, and doors opening directly onto the garden, it creates an ideal setting for entertaining and family gatherings.

Integral Garage

Fitted with a metal up-and-over door, with power, lighting, and built-in shelving for additional storage.

Downstairs Cloakroom

A practical two-piece suite comprising low-level WC and wash hand basin, with tiled splashbacks, radiator, and obscured rear-facing window.

Landing

With access to all first-floor rooms, airing cupboard. Loft hatch with pull-down ladder, lighting, partial boarding.

Bedroom One

A large double bedroom with front-facing UPVC double-glazed window and radiator.

Bedroom Two

A good-sized double bedroom with front-facing window, radiator, and built-in wardrobe.

Bedroom Three

A further double bedroom overlooking the rear garden, with over-stairs storage cupboard and radiator.

Bathroom

Fitted with a modern three-piece white suite comprising low-level WC, wash hand basin, and panel bath with shower over. Tiled splashbacks, heated towel rail, and obscured rear-facing window complete the room.

Outside

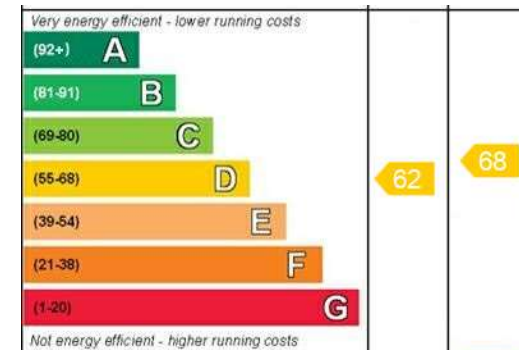
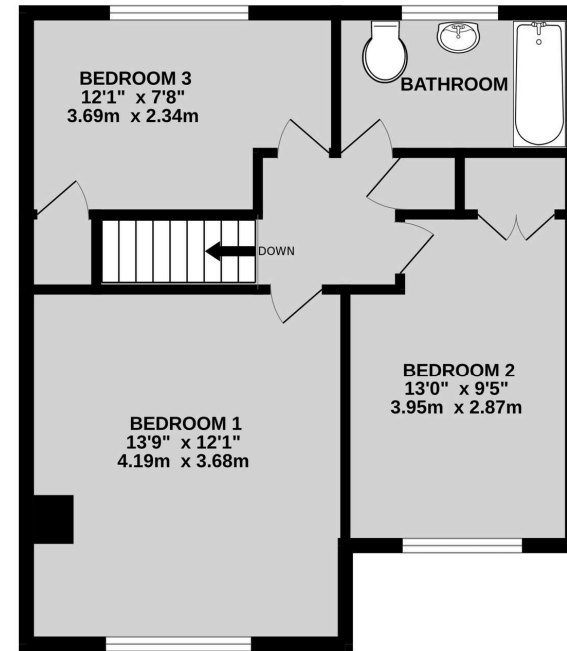
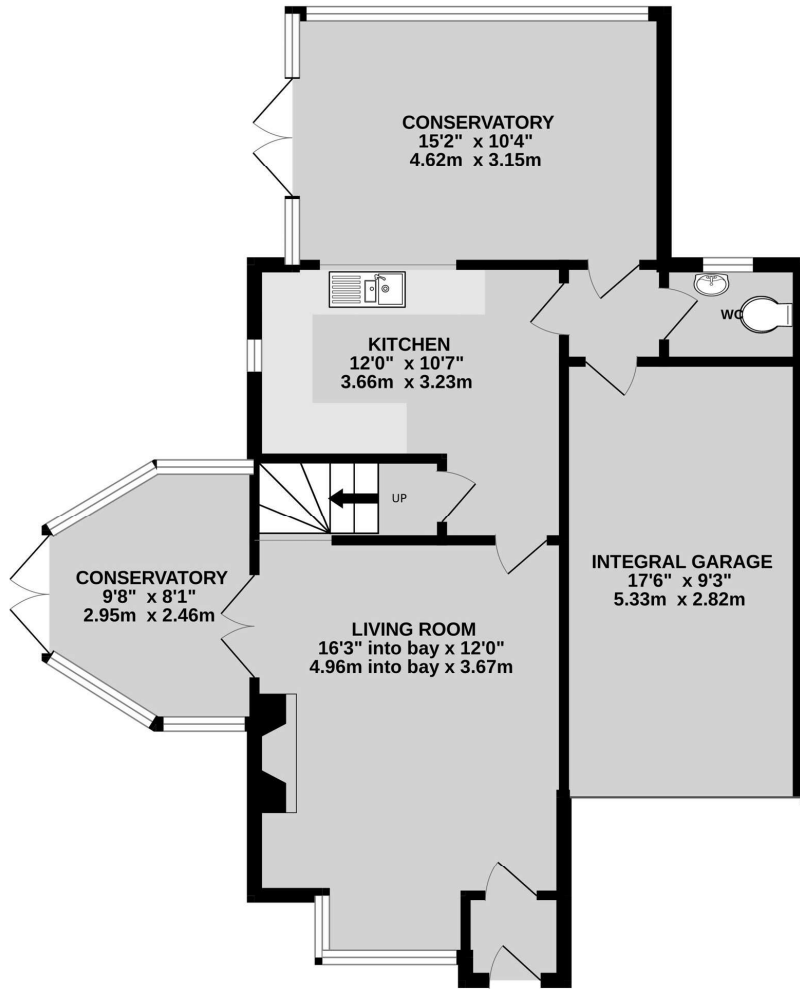
To the front of the property is a driveway providing off-road parking for one vehicle, alongside access to the entrance porch.

The rear garden is a generous and private outdoor space, beginning with a shingled area leading to a paved patio. Steps rise to the main section of the garden, which is predominantly laid to lawn with flower and shrub borders. The garden is enclosed mainly by timber panel fencing, offers a good degree of privacy, and includes gated side access to the front of the property.

Services: All Council Tax Banding:
Authority: Cherwell District Council
Directions:







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.

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