



MAXWELLS



7 Romney Road, Banbury, Oxfordshire. OX16 1YA
Guide Price £365,000 - Freehold



PROPERTY DESCRIPTION

Located on a cul de sac in a popular residential area of Banbury is this four bedroom, detached family home benefitting from a rear extension which substantially increased the size of the kitchen, two further large reception rooms, double glazed windows & doors plus a Worcester combination boiler fitted approx 6 years ago.

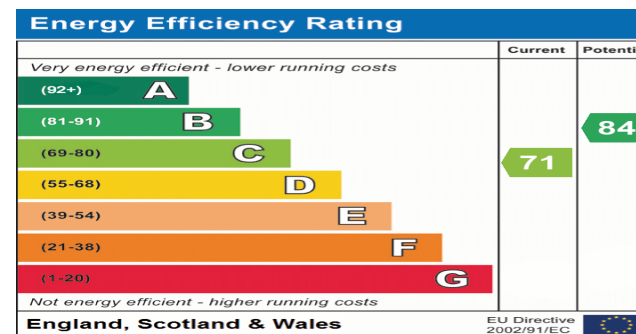
The property is set back from the road with a driveway providing off road parking for two cars and a double glazed door leading into the porch where you can find two doors leading to the sitting room and family room. The family room has a large cupboard housing the combi boiler and a double glazed window to the front aspect. The sitting room leads through to the lounge with double glazed French doors opening to the garden. There are stairs rising to the first floor and a door opening into the kitchen / dining room. Fitted with a range of cabinets and worktops, the kitchen / dining room is a great family pace measuring over 18' long. A door opens into a small lobby where you can find a door leading to the outside and a door leading into the cloakroom.

To the first floor landing are doors opening to all bedrooms plus the bathroom and over stairs cupboard.

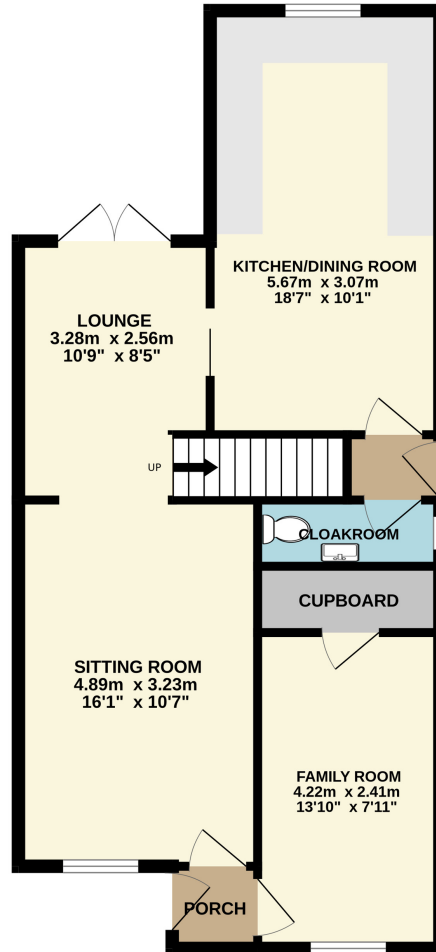
The rear garden is fully enclosed and laid mainly to lawn with a paved patio area adjacent to the French doors leading into the lounge.

POINTS OF INTEREST

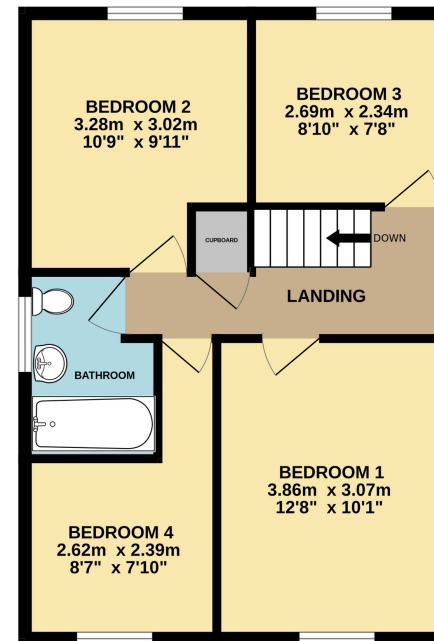
- Extended Detached Family Home
- Four Bedrooms
- Downstairs Cloakroom
- Two Large Reception Rooms
- 18' Kitchen / Dining Room
- Enclosed Rear Garden
- Driveway Parking
- Double Glazed
- Worcester Bosch Combination Boiler



GROUND FLOOR
60.3 sq.m. (649 sq.ft.) approx.



1ST FLOOR
47.0 sq.m. (506 sq.ft.) approx.



TOTAL FLOOR AREA: 107.3 sq.m. (1155 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
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