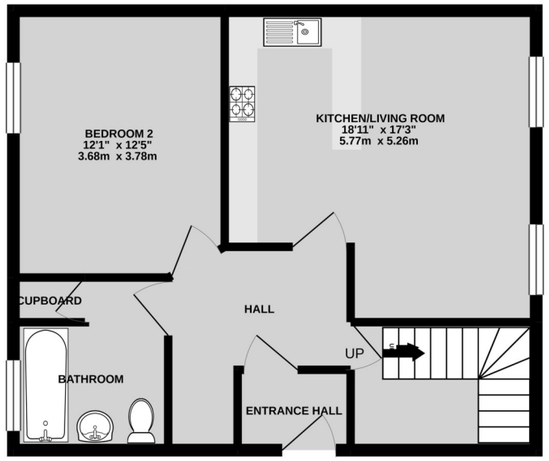
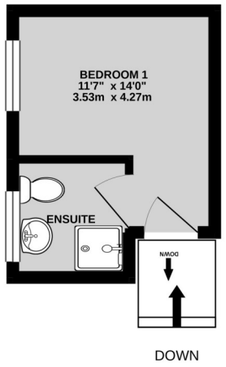
GROUND FLOOR
497 sq.ft. (46.2 sq.m.) approx.



1ST FLOOR
108 sq.ft. (10.0 sq.m.) approx.



TOTAL FLOOR AREA : 605 sq.ft. (56.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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35 Howards Crescent
Causeway
Banbury
Oxon
OX16 4RH
£150,000 Leasehold

VIEWING: THROUGH APPOINTMENT WITH THE AGENTS, STANBRA POWELL

LOCAL AUTHORITY: Cherwell District Council

DIRECTIONS:

From Banbury Cross proceed east through the High Street and into George Street. At the traffic lights turn left into Lower Cherwell Street and first right into the Middleton Road, crossing over the railway bridge and turn second right into Causeway. The block of apartments can be found on the left hand side.

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.

5/6a Horsefair, Banbury, Oxon. OX16 0AA

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Property Lettings

Spacious duplex apartment within moments of the town centre and railway station, offered with no onward chain.

Entrance porch | Main hallway | Kitchen/living area | Bathroom | Two bedrooms, one with en-suite | Secure off road parking

Providing generous sized accommodation throughout a two bedroom apartment providing accommodation over two floors. The property is well presented and benefits from secured off road parking via electronic gate.

DESCRIPTION:

Accommodation

Wooden front door leading to;

Entrance porch with wooden effect vinyl flooring.

Main hallway with door through to;

Kitchen/living area: Two double glazed windows to front aspect. Area leading through to kitchen.

Kitchen: Comprising of a range of modern light wood wall and base units. Marble effect worktop. Inset stainless steel sink unit. Electric oven and hob. Space for fridge/freezer and washing machine.

Bathroom: White suite comprising of wash handbasin, low level WC and panelled bath. Double glazed window to rear aspect.

Bedroom: Double glazed window to rear aspect.

Stairs to first floor landing with door to further bedroom with en-suite shower room.

En-suite: Comprising of wash handbasin; low level WC and shower cubicle.

Agents Note

Service charge: £950.00 per annum.

Lease: 999 years from 1985.

Outside: Secured allocated parking accessed via electronic gate.

Energy efficiency rating: D