



Mark David  
**FOR SALE**  
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Kings Sutton,  
Oxfordshire



## Kings Sutton, Oxfordshire

A charming stone built detached house in need of some modernisation accessed through wrought iron gates onto the front garden providing off road car parking.

The village of Kings Sutton has a community feel and has a much used village hall, shop and two public houses. It is a country village with excellent rail links to London Marylebone and London Paddington from its own rail station.

Offered for sale, chain free.







## The Property Briefly Comprises of:

### GROUND FLOOR

- Entrance Hall
- Kitchen
- Utility/Conservatory
- Rear courtyard
- Sitting/Dining Room
- Downstairs Cloakroom

### FIRST FLOOR

#### First Floor Landing

- Master Bedroom
- Bedroom Two
- Bedroom Three
- Bathroom

### SECOND FLOOR

#### SECOND FLOOR LANDING

- Two Further Attic Rooms

### OUTSIDE

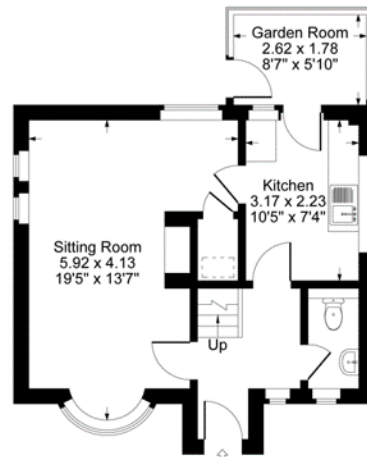
- Courtyard Garden
- Outbuildings
- Parking for Multiple cars



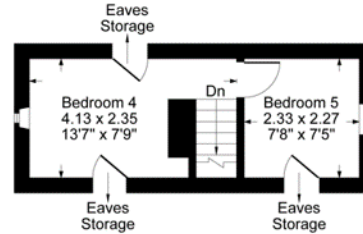
Guide Price: £375,000



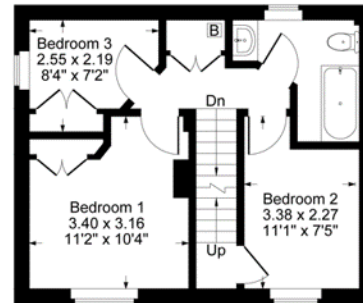
Approximate Gross Internal Area = 91.40 sq m / 984 sq ft  
Illustration for identification purposes only,  
measurements are approximate, not to scale.



Ground Floor



Second Floor



First Floor

**Local Authority:**  
South Northamptonshire Council.

**Council Tax Band:**  
D  
(Subject to change after completion)

**Tenure**  
Freehold

**Distances**  
Banbury c. 4 miles  
Bicester c. 11 miles  
Chipping Norton c. 15 miles  
Oxford c. 24 miles  
Stratford upon Avon c. 31 miles  
Birmingham c. 55 miles  
M40 access c. 7 miles  
London via Kings Sutton, Bicester  
North or Banbury rail stations c. 1 hour

**Mark David**  
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