



GEORGIAN HOUSE
ANTIQUES

21

Chipping Norton
Oxfordshire

Chipping Norton, Oxfordshire

Grade II listed double fronted antique shop located over Three floors, Three double bedrooms potential for separate annex, courtyard rear garden. In need of modernisation.

Currently with retail use is on the ground floor.

Chipping Norton is widely admired as the gateway to the Cotswolds. The charismatic and historical market town centre has a marvellous range of individual shops, boutiques, cafes, public houses, hotels as well as retail, commercial and leisure facilities. Chipping Norton also benefits from its grand and thriving Town Hall, the charming and family-friendly Theatre and a new £5m state-of-the art Health Centre including two surgeries, pharmacy and maternity unit built in 2015, all within close proximity to the town centre.

Local amenities include Sainsbury's, a large Midcounties Cooperative, an Aldi supermarket and a Marks and Spencer food hall. There are nurseries, primary schools, a secondary school and numerous churches nearby. Fabulous Cotswold countryside is within easy reach, offering magnificent scenery for walking and riding.



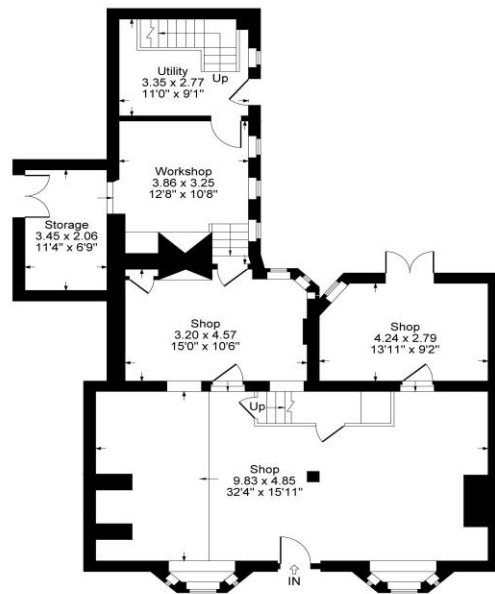


The Property Briefly Comprises of:

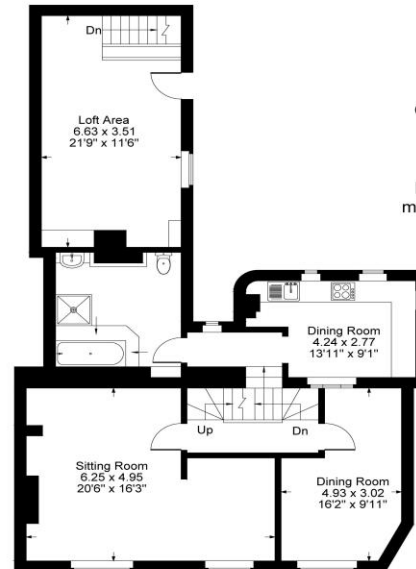
- Grade II Listed
- Town Centre Location
- Potential Annexe
- Pretty courtyard garden
- Three Double Bedrooms
- Two Reception Rooms
- Requires modernisation



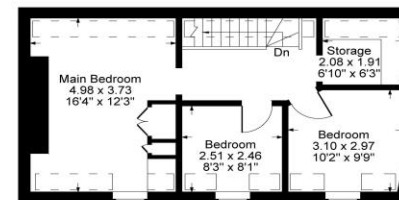
Offers in excess of £400,000



Ground Floor



First Floor



Second Floor

Approximate Gross Internal Area
 Ground Floor = 110.26 sq m / 1187 sq ft
 First Floor = 97.88 sq m / 1054 sq ft
 Second Floor = 46.80 sq m / 504 sq ft
 Total Area = 174.48 sq m / 1878 sq ft
 Illustration for identification purposes only,
 measurements are approximate, not to scale.



Local Authority
 West Oxfordshire District Council

Council Tax Band:
 (Subject to change after completion)

Tenure
 Freehold

Distances
 Kingham c. 5 miles
 Charlbury c. 6 miles
 Soho Farmhouse c. 7.5 miles
 Banbury c. 13 miles
 Oxford c. 20 miles
 Cheltenham c. 28 miles
 Swindon c. 31 miles
 Birmingham c. 56 miles
 London c. 74 miles
 Charlbury or Kingham to London, c.
 1 hour
 Oxford to London Paddington c. 1
 hour

Mark David
 ESTATE AGENTS
 Sales • Lettings • Management

9 Market Place, Chipping Norton Oxfordshire
 OX7 5NA
 Tel: 01608 644944
 Email: chippingnorton@mark-david.co.uk
www.mark-david.co.uk



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