



Hook Norton,  
Banbury, Oxfordshire



## Hook Norton, Banbury, Oxfordshire.

A well-presented two bedroom semi detached house, situated on a popular new development. The property boasts a south facing garden with separate office, car port and off-road parking for three vehicles.

Hook Norton is widely regarded for its sense of peace and tranquillity, and also its thriving community. It has a village hall with many activities going on throughout the year. There is also a Health Centre and a Dentist within the village. Hook Norton has the Church of England Primary School; the Secondary School is in Chipping Norton.

There are two public houses within the village as well as the famous Hook Norton Brewery. It has a village store and local amenities, and the countryside is but a short stroll away. There is a regular bus service to both the nearby towns of Banbury and Chipping Norton.

Nearby attractions: Blenheim Palace, Chastleton House, Cheltenham Racecourse, Cotswold Wildlife Park and Gardens, Hook Norton Brewery, Rousham House, Rousham Gardens, Oxford Airport, Rollright Stones, The Theatre at Chipping Norton.







## The Property Briefly Comprises of:

- Semi-Detached Property
- Entrance Hall
- Cloakroom
- Kitchen
- Living/Dining Room
- Two Double Bedrooms
- Built-in Wardrobes
- Family Bathroom
- Enclosed Rear Garden
- Home Office
- Car Port
- Off Street Parking for Three Cars



Guide Price: £295,000



## Goldings Road, Banbury, OX15 5FG

Approximate Gross Internal Area = 68.37 sq m / 736 sq ft

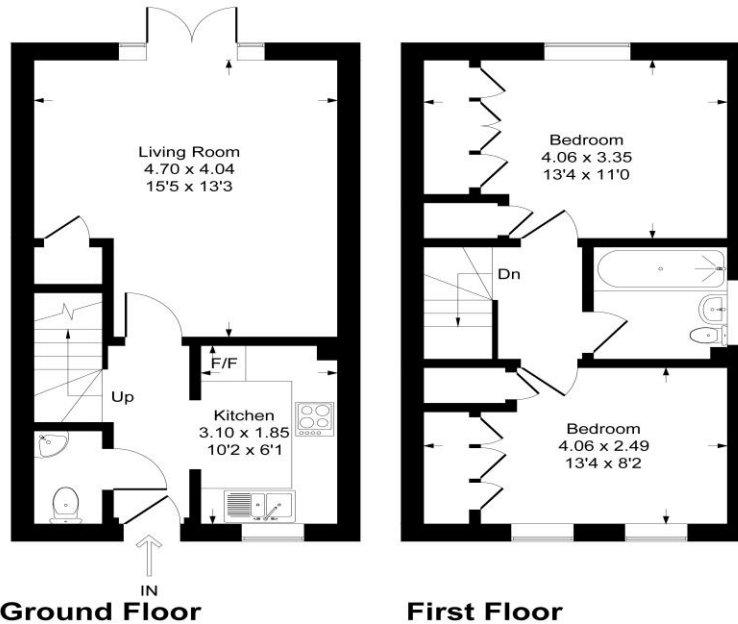


Illustration for identification purpose only, measurements approximate, and not to scale.

**Local Authority:** Cherwell District Council

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

**Tenure:** Freehold

### Distances

Chipping Norton c. 5 miles  
 Banbury c. 8 miles  
 Bicester c. 20 miles  
 Stratford Upon Avon c. 21 miles  
 Oxford c. 25 miles  
 Cheltenham c. 31 miles  
 Birmingham c. 60 miles  
 London c. 81 miles  
 Charlbury or Kingham to London, c. 1 hour  
 Bicester North or Banbury to London, c. 1 hour

### Buyers Purchase Fee:

Please note that buyers are required to pay a Purchase Fee of £300 (inc. of VAT) to Mark David on offer acceptance, to process a new transaction.

**Mark David**

ESTATE AGENTS

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