



Middleton Cheyney,
Oxfordshire

Middleton Cheney, Oxfordshire.

A deceptively spacious three bedroom stone built semi-detached residence benefiting from gas central heating, double glazed windows, private gardens and parking for two vehicles.

Middleton Cheney is one of the larger villages in the area and is by-passed by the A422 Banbury to Brackley Road. Facilities within the village include, chemist, library, bus service, village store, newsagents, post office, and a choice of public houses. The village also provides both primary and secondary schooling.

More comprehensive facilities can be found in the nearby market town of Banbury including the Castle Quay Shopping Centre, and the Spiceball Leisure Centre. There is access to the M40 at Jct 11, and a mainline railway station provides a service to London Marylebone.

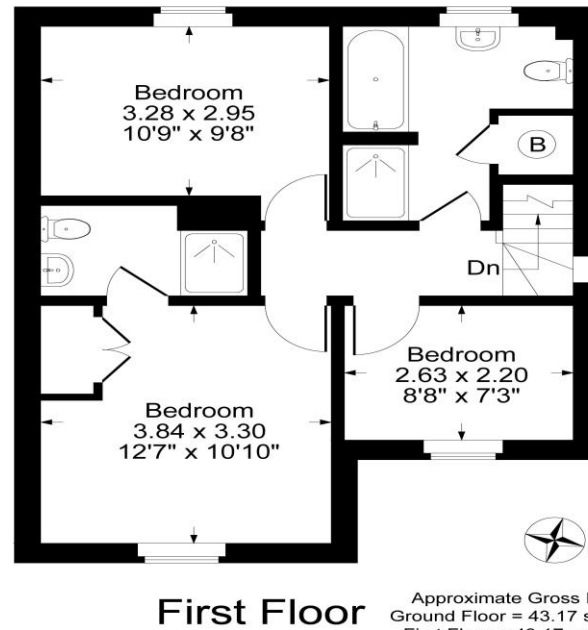
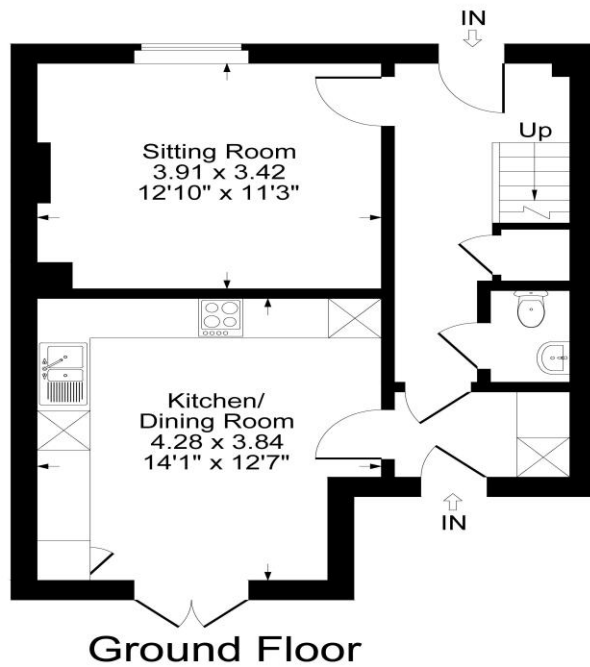




The Property Briefly Comprises of:

- Semi Detached Residence
- Entrance Hall
- Cloakroom
- Sitting Room
- Kitchen/Dining Room
- Lobby/Utility Room
- Master Bedroom with En-Suite
- Two Further Bedrooms
- Family Bathroom
- Enclosed Garden
- Parking for Two Vehicles
- Gas Central Heating
- Double Glazed Windows
- No Onward Chain

Guide Price: £375,000



Approximate Gross Internal Area
Ground Floor = 43.17 sq m / 465 sq ft
First Floor = 43.17 sq m / 465 sq ft
Total Area = 86.34 sq m / 930 sq ft
Illustration for identification purposes only,
measurements are approximate, not to scale.

Local Authority:
West Northamptonshire

Council Tax Band: C

Tenure: Freehold

Distances

Banbury c. 3 miles
Deddington c. 10 miles
Chipping Norton c. 16 miles
Oxford c. 33 miles
Birmingham c. 52 miles
London c. 77 miles

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
Sales • Lettings • Management

Market House, Market Place, Deddington, Oxfordshire
OX15 0SB
Tel: 01869 338898
Email: deddington@mark-david.co.uk
www.mark-david.co.uk

Important Notice

Mark David Estate Agents for themselves and their clients give notice that:-

1. They are not authorised to make or give representation or warranty in relation to this property, either on their own behalf or on behalf of the Seller. They assume no responsibility for any statement made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. 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.
3. All areas, measurements or distances are approximate. The particulars are intended for guidance only and are not necessarily comprehensive. A wide angle lens may have been used in photography. Mark David Estate Agents have not tested appliances or services and it should not be assumed that the property has all necessary planning, building regulation and other consents. Buyers must satisfy themselves with the property by inspection or otherwise.
4. Reference to any mechanical or electrical equipment does not constitute a representation that such equipment is capable of fulfilling its function and prospective Buyers must make their own enquiries.
5. They have no responsibility for any expenses or costs incurred by prospective Buyers in inspecting properties which have been sold, let or withdrawn. Applicants are advised to contact the Agent to check availability and any other information of particular importance to them, prior to inspecting the property, particularly if traveling some distance.

