



**29 CHURCH HILL ROAD**

**OXFORD, OX4 3SG**

**PENNY &  
SINCLAIR**



# 29 CHURCH HILL ROAD

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**A 1930's detached house situated in this convenient side road and within easy reach of Cowley centre, ring road and business parks. Outside, there is a garden to the front and side, garage and driveway. Offered with no onward chain.**

Entrance Hall • Cloakroom • Three Reception Rooms • Kitchen • Three Bedrooms • Bathroom • Garage • Garden • No Onward Chain

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## DESCRIPTION

A 1930's detached house situated in this convenient side road and within easy reach of Cowley centre, ring road and business parks. The accommodation extends to c. 1114 sq ft and comprises, entrance hall, cloakroom, three reception rooms, kitchen, three bedrooms and bathroom. Outside, there is a garden to the front and side, driveway and a garage. Offered with no onward chain.

## LOCATION

Cowley is located to the east of the city centre and offers easy access to the ring road and business parks. Access to the nearby doctors surgery, library and primary school is excellent as is the park at Cowley Marsh and Florence Park. The bustling Cowley Road is a short bus journey (or a brisk walk) away, and offers a superb array of restaurants, bars and local shops. The Marsh Harrier and The Jolly Postboys are within easy reach. The city centre is also easily accessible by bus, which can be picked up on the nearby Oxford Road.

## DIRECTIONS

From our office on The Plain, proceed along the Iffley Road. Continue up to the war memorial and turn left into Church Cowley Road. take the second turning on the right into Church Hill Road. The property will be found approximately half way up on the left hand side.







### VIEWING ARRANGEMENTS

Strictly by appointment with Penny & Sinclair. Prior to making an appointment to view, Penny & Sinclair strongly recommend that you discuss any particular points which are likely to affect your interest in the property with a member of Penny & Sinclair's staff who has seen the property, in order that you do not make a wasted journey.

### SERVICES

All mains services are connected.

### FIXTURES & FITTINGS

Certain items may be available by separate negotiation with Penny & Sinclair.

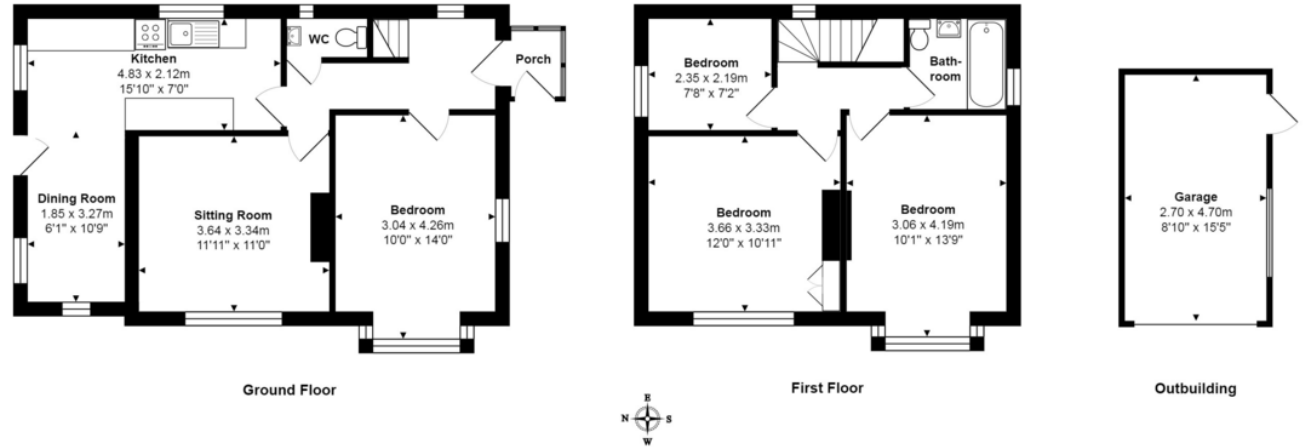
### TENURE & POSSESSION

The property is freehold and offers vacant possession upon completion.

### LOCAL AUTHORITY & COUNCIL TAX

Oxford City Council  
City Chambers  
Queen Street  
Oxford  
OX1 1EN  
Telephone (01865) 249811  
Council Tax Band D - £1808.45 for 2017/18





**PENNY &  
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