



38 NORREYS AVENUE

OXFORD, OX1 4SS

**PENNY &
SINCLAIR**

NORREYS AVENUE

OXFORD, OX1 4SS

A beautiful three bedroom period home located in popular South Oxford side road with an abundance of character and charm.

Period property • Original features • Three double bedrooms • Through reception room • Kitchen/breakfast room • Re-fitted bathroom • Mature rear garden • Great location • Scope to extend (STPP)

DESCRIPTION

Located in one of New Hinksey's most favoured side roads is this wonderful period family home retaining much of its character and charm. Upon walking up the original tiled path to the porch with original half tiled wall you instantly get a flavour of what to expect on the inside. The accommodation is spacious and well-presented throughout and comprises of an entrance hall, a through reception room with a bay-window to the front, and French style doors leading to the rear. In addition to this there is a light and spacious kitchen/diner again with French doors leading on to the rear garden. Upstairs there is a wonderful bedroom across the front of the property, two further double bedrooms and stylish re-fitted bathroom. Subject to the usual consents there is scope to convert the loft in to another bedroom. Outside there is a pretty small garden to the front ideal for bicycle storage, whilst to the rear there is a delightful mature garden measuring approximately 55'.





LOCATION

Situated approximately a half mile from the city centre to the south, New Hinksey offers easy access to both the city and the ring road. It is an ideal area for families with good primary schools nearby. Hinksey Park is on the doorstep with its heated outdoor pool, tennis courts and play areas for the children. The location offers walking and a short bike riding distance to the forthcoming Westgate shopping centre with John Lewis, the train station and bus station with regular services to London and the airports, and there are some local shops and cafes nearby.

DIRECTIONS

From Folly Bridge head south along the Abingdon Road. Take the third turning on the right after the park in to Norreys Avenue where the property can be found on the right hand side

FIXTURES & FITTINGS

Most 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

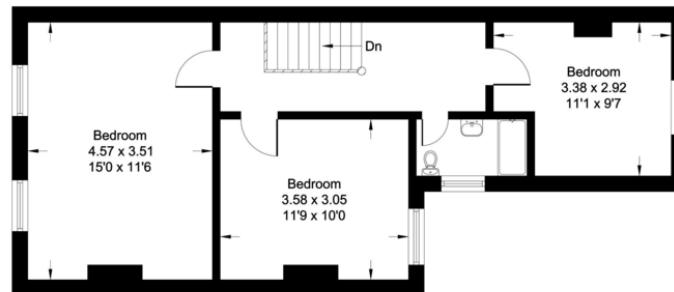
Oxford City Council
Town Hall
St Aldates
Oxford, OX1 1BX Tel: 01865 249811

Council tax band 'D' (amounting to £1,909.79 for the year 2018/19)

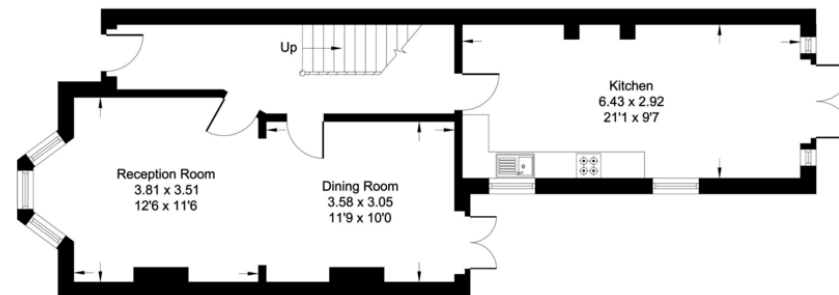




Approximate Gross Internal Area = 102 sq m / 1094 sq ft
Total = 102 sq m / 1094 sq ft



First Floor



Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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