



MAXWELLS



152 Parsons Piece, Banbury, Oxfordshire. OX16 9GW
Guide Price £497,000 - Freehold



PROPERTY DESCRIPTION

This beautifully presented detached family home is situated on the south west side of Banbury and offers a wealth of accommodation, a delightful rear garden with a custom designed and built entertaining area and large home office all situated on a larger than average plot.

Situated towards the end of this popular residential development on a cul de sac, the property is set back from the road with a driveway providing parking and a timber door providing pedestrian access to the rear garden.

From the generous entrance hallway are stairs rising to the first floor landing with doors leading off to the sitting room, kitchen / dining room and downstairs w.c. The sitting room is on the front of the house with an attractive bay window while the open plan kitchen / dining room is situated to the rear of the house with French doors leading out to the wonderful rear garden. The kitchen is fitted with a range of appliances and there is a door leading to the utility room.

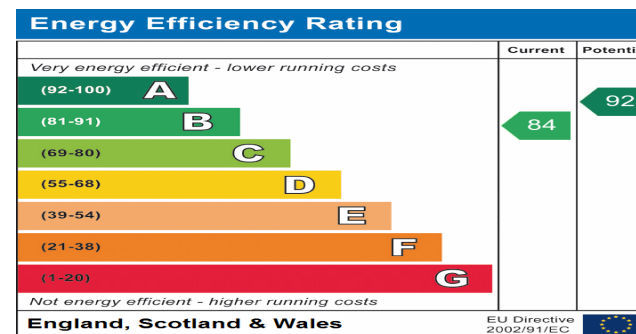
To the first floor are doors leading to all bedrooms and the family bathroom plus access to the loft space. The master bedroom is situated to the front of the house with a good selection of fitted wardrobes and an en suite. Bedrooms two, three and four are also all double rooms. The family bathroom is fitted with an attractive, white three piece suite.

The rear garden is very well maintained and larger than average for the area. In the south eastern corner of the garden is a bespoke entertainment area comprising timber decking, a brick built BBQ and large timber table all enclosed within a timber pergola perfect for enjoying long summer evenings with family or friends. A large patio area is adjacent to the rear of the house with a second patio area to the north eastern and timber built shed for storing garden furniture.

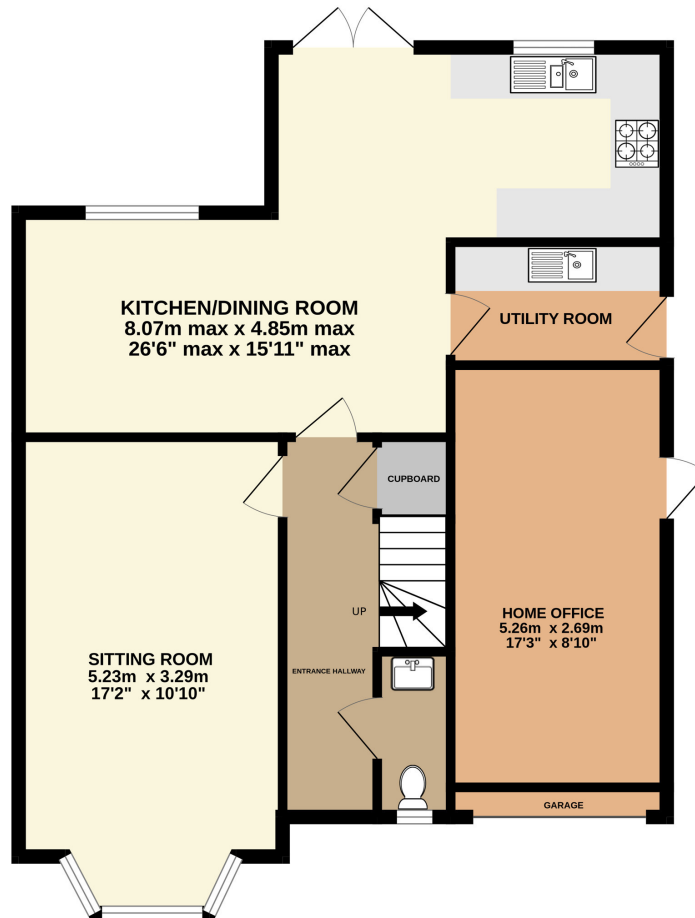
The integral garage has been converted into a large home office.

POINTS OF INTEREST

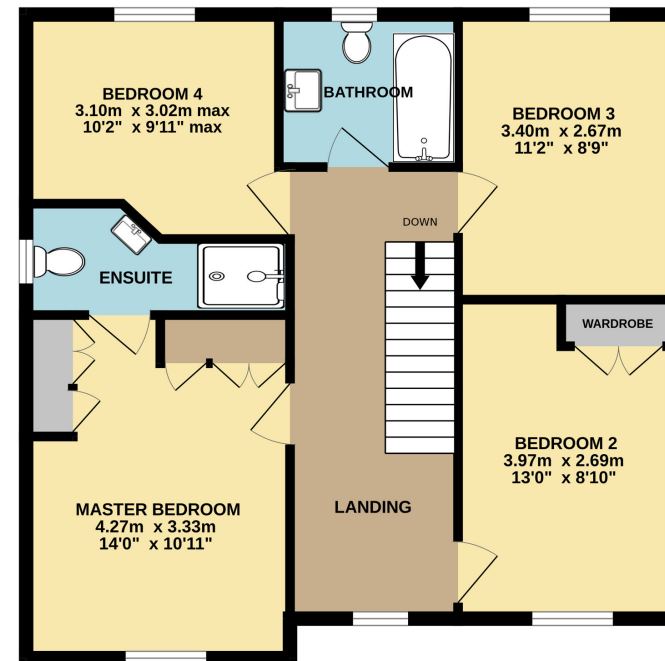
- Detached Family Home
- Sitting Room with Bay Window
- Open Plan Kitchen / Dining Room
- Four Double Bedrooms
- Larger Than Average Plot
- Master Bedroom with En suite
- Utility Room
- Driveway Parking For Several Cars
- Delightful Enclosed Rear Garden
- Custom Designed Entertaining Area



GROUND FLOOR
73.7 sq.m. (793 sq.ft.) approx.



1ST FLOOR
62.3 sq.m. (671 sq.ft.) approx.



TOTAL FLOOR AREA : 136.0 sq.m. (1464 sq.ft.) approx.

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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