



MAXWELLS



27 The Avenue, Middleton Cheney, Banbury, Northamptonshire. OX17 2PE
Guide Price £350,000 - Freehold



PROPERTY DESCRIPTION

Located on a residential cul de sac in the sought after village of Middleton Cheney is this extended semi detached family home with 3/4 bedrooms, two reception rooms, large block paved driveway and west facing rear garden over 110' long.

The property is set back from the road with a large driveway providing parking for plenty of cars and laid mainly to block paving. There is a lawned area to the side, front door leading into the house and side access leading to the rear garden. From the hallway are stairs rising to the first floor landing, a door to the sitting room and door to the bathroom. The sitting room is a great space with double glazed window to the front, a feature log burner, door leading to the kitchen and archway to the snug with a velux style roof window.

The kitchen is fully fitted with a range of cabinets and appliances plus worktops over. There is a window to the side aspect, a doorway to the dining room and opening to the utility room which offers worktops, plumbing for a washing machine and double glazed door to the side aspect. The dining room is a lovely, light room with double glazed sliding doors leading to the west facing garden and a door to the study/bedroom four with double glazed windows to the side and rear aspect.

From the first floor landing are doors leading to all first floor bedrooms, a double glazed window overlooking the garden and access to the loft space.

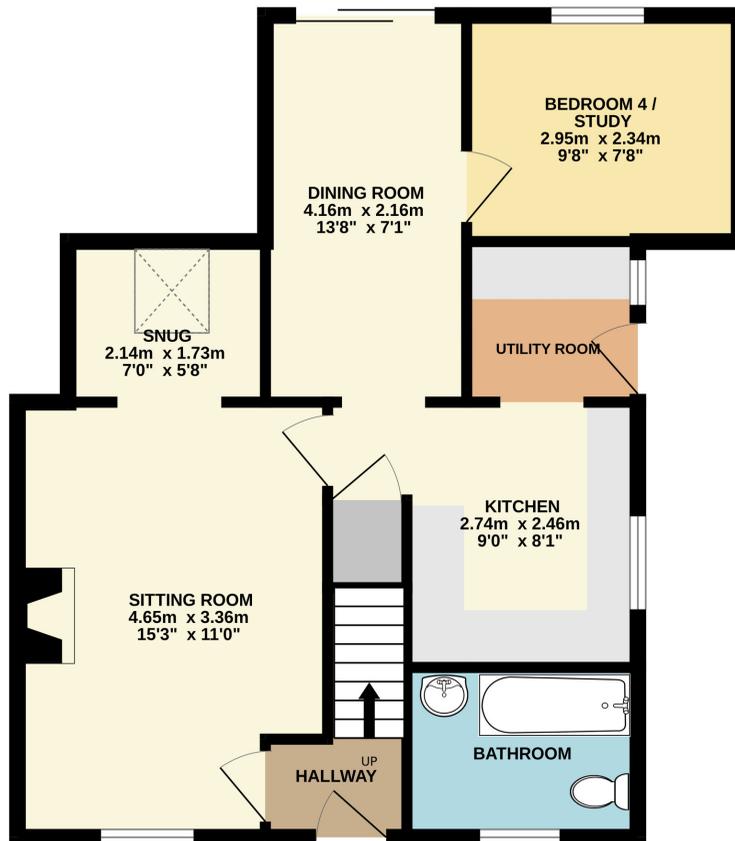
The rear garden is west facing and measures over 110' long. It is laid mainly to lawn with a large patio adjacent to the rear of the house which is perfect for enjoying long summer evenings and watching the sun set. The garden is enclosed by timber fencing and there is a large timber built shed for garden storage.

Services: we have been advised that the property is connected to mains gas, electricity, water and drainage. The heating and hot water is currently provided by a mains gas combination boiler that is just over a year old.

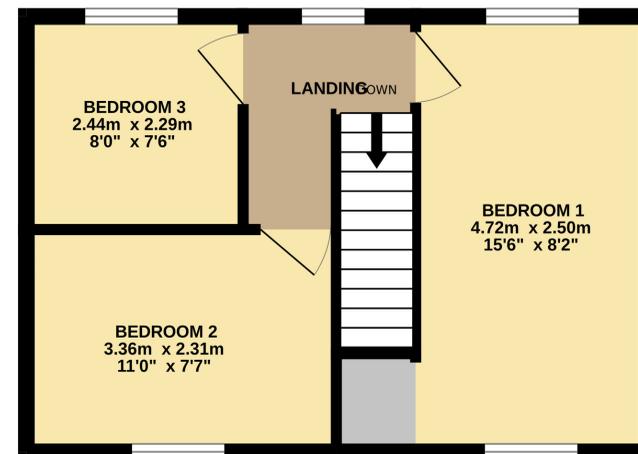
POINTS OF INTEREST

- Extended & Updated Semi Detached Family Home
- Sitting Room with Feature Multi Fuel Burner
- Dining Room
- Fitted Kitchen
- Utility Room
- Three Bedrooms
- Study/Bedroom Four
- Large Block Paved Driveway
- 110' Long West Facing Rear Garden
- Double Glazed & Gas Central Heating

GROUND FLOOR
54.1 sq.m. (582 sq.ft.) approx.



1ST FLOOR
31.5 sq.m. (339 sq.ft.) approx.



TOTAL FLOOR AREA : 85.6 sq.m. (921 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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