



Oliver
James



Norreys Road

Cumnor ,

Oxford, OX2 9PT

£795,000

Description

A fantastic opportunity to purchase an exceptionally well presented detached three/four bedroom home in the sought after village of Cumnor, just to the West of the City. Built in the 1940's the property has been beautifully remodelled and refurbished by the present owner to provide spacious well planned flexible accommodation.

The main accommodation is on the ground floor with a generously proportioned reception hall, a lovely sitting room with a bay window to the front, dining room with French doors to the garden, well fitted kitchen/breakfast room, utility room and large family bathroom.

The master bedroom is also on the ground floor with a newly refitted luxury Ensuite. Upstairs there are two further bedrooms, the larger one having an ensuite w.c. There is also a good size loft room used for storage.

The accommodation is flexible and presently arranged to be three bedrooms but one of the reception rooms could be used as a fourth bedroom. We understand that the owner did have plans drawn up for the addition of a further bedroom, subject to planning.





Outside there is an attractive enclosed garden with a pleasant patio area for entertaining and a summerhouse which enjoys views towards open countryside.

The property also has the benefit of ample off street parking to the front of the property.

Directions

Proceed out of Oxford heading West on the Botley Road. Continue through Botley and up Cumnor Hill.

At the top of Cumnor Hill turn right into Chawley Lane and follow the road around to the left into Norreys Road, The property can be found on the right hand side.

Location

Just to the west of Oxford, the sought after village of Cumnor offers a well regarded village primary school, village store and post office, an independent butcher, newsagent, garage, church and two excellent public houses with restaurants, The Vine and The Bear & Ragged Staff.

Cumnor has excellent access into the centre of Oxford and Oxford Mainline railway station via Cumnor Hill and Botley Road.

The A420 and A34 are close by providing easy access to major road links including the A40, M40 and M4.

The historic City of Oxford offers a comprehensive selection of shopping, sporting, recreational, leisure and education facilities. .



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42 Norreys Road, OX2
Approximate Gross Internal Area
143.6 sq m / 1546 sq ft
(Excluding Eaves Storage & Void)
Summer House = 8.1 sq m / 87 sq ft
Total = 151.7 sq m / 1633 sq ft

For further information, please contact:

Abingdon Office

www.oliverjamesproperty.com
E: abingdon@oliverjamesproperty.com
T: 01235 555007



Floor plan produced in accordance with RICS Property Measurement Standards.
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EPC Rating to Follow

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