STEPPING STONES

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NORTH STREET, BANBURY, OXON, OX16 3LH **£1,200pcm**



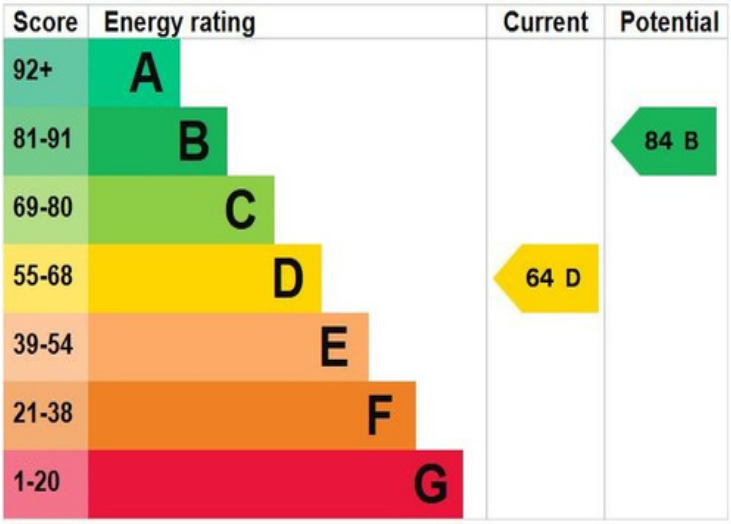


A two bedroom mid Victorian terraced home located within easy reach of Banbury town centre and all transport links. The property benefits from having character features, enclosed courtyard garden and gas central heating EPC Rating: D. **Available: Now**

- 2 Bedrooms
- 1 Bathroom
- Gas central heating
- Close to the town centre
- On road car parking
- Enclosed garden

VAT No 906603831 Stepping Stones is the trading name Stepping Stones Letting Ltd Registered in England No 7108264
Registered Office: 2 Crossways Business Centre Bicester Road Kingswood Aylesbury Bucks HP180RA





RENT:	£ 1,200.00
TOTAL DEPOSIT:	£ 1,384.61
HOLDING DEPOSIT:	£ 276.92

Holding deposit is payable when the application is made and is deducted fromthe initial rent iftheapplication is successful.

Please Note: This is **non-refundable** should any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and / or Deed of Guarantee) within 15 calendar days (or other Deadline for Agreement as mutually agreed in writing).

BEDROOM ONE: 10'10 x 10'2 Window to front aspect. Ornamental fireplace. Built in wardrobe.
BEDROOM TWO: 10'6 x 9'6 Window to rear aspect. Built in wardrobe.
LANDING: With stairs leading down to:
SITTING ROOM: 9'6 x 9'6 Window to rear aspect.
DINING ROOM: 10'10 x 10'2 Window and door to front aspect. Ornamental fireplace.
KITCHEN: Window to side aspect. Range of floor and wall mounted units with worktops over. Four ring electric hob with oven below and extractor hood above.
BATHROOM: Window to rear aspect. Suite comprising bath with shower attachment, wash hand basin and low level w/c.
HEATING: Gas central heating
PARKING: On road car parking
COUNCIL TAX: Band A
EPC RATING: D
REFERENCE: 204
WATER & DRAINAGE: Mains connected

Important Notice

Every care has been taken with the preparation of these particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance then professional verification should be sought. These particulars do not constitute part, or all of, an offer or contract and are not to be relied upon as statement of representation or fact. Stepping Stones have not carried out a structural survey and the services, appliances, equipment, fixtures and fittings have not been tested and no guarantees as to their operating ability or efficiency are given. The measurements and floorplans supplied are for general guidance only and are not to scale. All dimensions and compass positions are approximate and for guidance only and should not be relied upon. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the letting.