

Connells

Park Rise
Ambrosden Bicester

Park Rise
Ambrosden Bicester OX25 2LY

for sale offers in excess of
£300,000







Property Description

Situated in a quiet cul-de-sac within the sought-after village of Ambrosden, this spacious three-bedroom semi-detached property offers well-proportioned accommodation and excellent potential for future improvement.

The property comprises a welcoming living room featuring an electric fireplace, a separate dining room and a kitchen. To the first floor are three generous double bedrooms and a family bathroom.

Outside, the property benefits from a well-sized rear garden, offering plenty of space for outdoor enjoyment and exciting potential to extend, subject to the necessary planning permissions (STPP). To the front, a garden provides further scope for enhancement, with the potential to create a driveway for off-street parking, subject to the relevant approvals.

Located within a desirable village setting, this property presents an excellent opportunity for families and buyers looking to create a home tailored to their needs, with the added benefit of scope to add value.

Early viewing is highly recommended to appreciate the space, location and potential this property has to offer.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Entrance Hall

Carpet, access to living room kitchen, under stairs storage, window to side of property

Living Room

Carpet, fireplace feature, window to front of property, double doors to dining room

Dining Room

Carpet, window to rear of property, access to kitchen, double doors to living room

Kitchen

Vinyl flooring, wall and base units, space for cooker, washing machine, fridge freezer, window to rear of property, door to side of property

Landing

Carpet, window to side of property, access to bedrooms and bathroom, airing cupboard, loft access point

Bedroom One

Double bedroom, carpet, window to front of property

Bedroom Two

Double bedroom, carpet, built in cupboard, window to rear of property

Bedroom Three

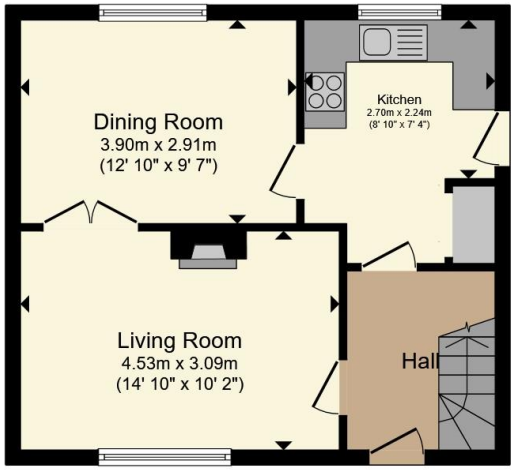
Double bedroom, carpet, built in cupboard, window to rear of property

Bathroom

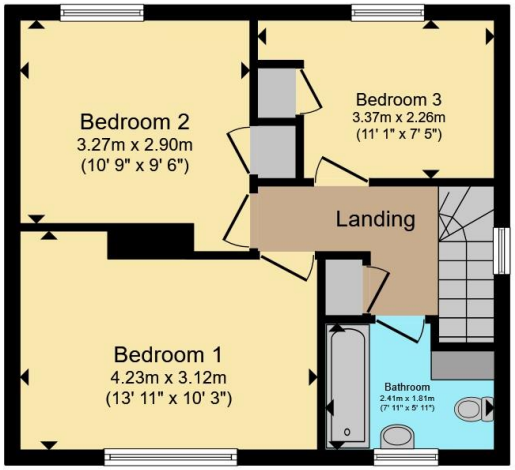
Vinyl flooring, bath with mixer tap shower attachment, wc, basin, window to front of property



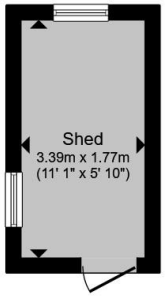




Ground Floor



First Floor



Outbuilding





Total floor area 82.5 m² (888 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 01869 244761
E bicester@connells.co.uk

5 Market Square
BICESTER OX26 6AA

EPC Rating: C

Council Tax Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/BIC309933

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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