STEPPING STONES

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SOUTH BAR STREET BANBURY OXON OX16 9AF **£800pcm**





A well presented studio flat situated in the town centre. The property offers electric heating and is within walking distance to local travel amenities .

EPC: E. Available: 22nd January

- 1 Bedroom
- 1 Bathroom
- Allocated parking
- Electric heating
- Town centre location
- Built in wardrobe

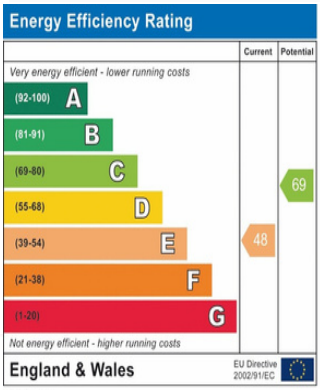
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Registered Office: 2 Crossways Business Centre Bicester Road Kingswood Aylesbury Bucks HP180RA

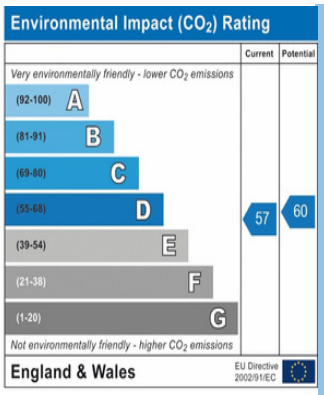


TOTAL APPROX. FLOOR AREA 313 SQ.FT. (29.1 SQ.M.)

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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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Address:
Ivy House Banbury OX16 9AF

Reference:
318

RENT:	£ 800.00
TOTAL DEPOSIT:	£ 923.07
HOLDING DEPOSIT:	£ 184.61

Holding deposit is payable when theapplication is made and is deducted from the initial rentifthe application 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 / orDeed of Guarantee) within 15 calendar days (or otherDeadline for Agreement

ENTRANCE HALL: Door to front aspect

BEDROOM ONE: 9'9" x 7'4" Window to side aspect. Built in double wardrobe. Archway through to lounge.

BATHROOM: Suite comprising low level w.c, wash hand basin and shower cubicle

KITCHEN: 9'9 x 5'8 With range of floor and wall mounted units. Four ring electric hob with oven below and extractor hood above.

LOUNGE: 13'1" x 10'4" Two windows to rear aspect. Archway to bed- room

PARKING: Allocated parking for one car.

HEATING: Electric heating

COUNCIL TAX: Band A

REFERENCE: 318

EPC: E

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.