



COACH HOUSE MEWS, SPRING HILL ROAD, OX5
£1,750 per month*

Carter Jonas

SPRING HILL ROAD, BEGBROKE, OX5

2 Coach House Mews

Approximate Gross Internal Area
Ground Floor = 47.2 sq m / 508 sq ft
First Floor = 49.2 sq m / 529 sq ft
Total = 96.4 sq m / 1037 sq ft



The ground floor provides a light and wide entrance hall with a double aspect sitting room to one side and a well fitted kitchen/dining room to the other. The ground floor also has a cloakroom, whilst the first floor offers a main bedroom with ensuite shower room, two further bedrooms and a bathroom with a shower over the bath.

Externally the property has two allocated private car park spaces to the front with an area of lawn and footpath leading to the porch and front door. To the rear of the property is an established and enclosed garden which is south facing and both reception rooms have french doors leading out.

Gas, electricity, mains water and drainage. Gas central Heating. Flood Zone 1– Low risk. Internet & Mobile: Further information on availability and speeds can be found at checker.ofcom.org.uk. EPC Rating C. Council Tax Band D (please see Cherwell District Council Website

Available unfurnished from mid January for an initial 12 month term. Pets are not permitted.

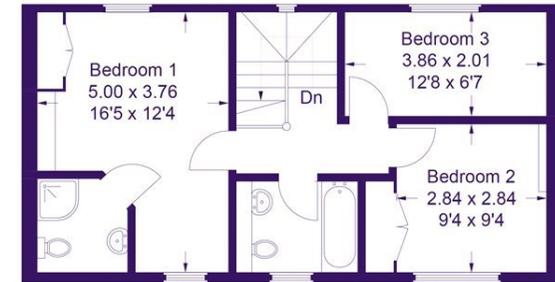
Holding deposit of 1 week's rent £403

- Council Tax = D
- Deposit Required = £2019.00
- Minimum term 12 months
- 3 bedrooms
- 2 bathrooms
- Sitting room
- kitchen/breakfast room
- parking x 2
- garden
- unfurnished
- EPC = C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		87
(69-80)	C	76	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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Classification L2 - Business Data

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