



Church Road, Sandford-On-Thames, Oxford, OX4 4YB

- One bedroom ground floor flat with river frontage
- Fitted Kitchen
- Economy 7 Heating
- Patio Garden
- Available Unfurnished
- Double Bedroom with fitted wardrobes
- Fitted Bathroom
- Council Tax Band B
- Allocated parking space
- Available 14th April 2025

£1,200 Per Month

HUNTERS®

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Church Road, Sandford-On-Thames, Oxford, OX4 4YB - £1,200 Per Month

DESCRIPTION

A rarely available property with views of the river and Sandford Lock presented to a good standard comprising 1 double bedroom with fitted wardrobe, Living/Dining room, Fitted kitchen, fitted bathroom, patio garden and allocated parking space. Available unfurnished around the 14th April.

There is a local pub on the river nearby, a short walk to supermarkets, a bus stop nearby providing a regular service into Oxford and a cycle path on the opposite side of the lock nearby which provides a pleasant route for both cyclist or walkers into Oxford.





Ground Floor

Approx. 36.0 sq. metres (387.6 sq. feet)



Total area: approx. 36.0 sq. metres (387.6 sq. feet)

Floor Plan measurements are approximate and are for illustrative purposes only.
Plan produced using PlanUp.

Viewings

Please contact oxford@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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