



OXFORD ROAD, CANTERBURY, CT1
FREEHOLD

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This deceptively spacious four bedroom semi detached bungalow with loft conversion, is situated within a short walking distance of all town centre facilities and amenities.

This well presented property offers spacious and versatile accommodation and must be viewed to be fully appreciated.

This lovely home is approached via an attractive and low maintenance front garden with a stone paved path leading to the front door.

Enter through the front door and you are met by a welcoming and well sized entrance hall benefiting from under stairs storage for a place to hide away any clutter.

The inner hall first leads you through to the spacious living room with a wood burner for cosy winter evenings and double patio doors that open up on to a large decked area in the rear garden that has its own built in firepit.

The spacious ground floor is also home to a refreshed kitchen, two double bedrooms (one of which is currently used as a formal dining room) and bathroom with shower and bath.

The first floor opens onto a large master bedroom with en-suite and a second good sized double bedroom. In both bedrooms there are eaves storage with lighting allowing for storage of clutter.

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DESCRIPTION:

This deceptively spacious four bedroom semi detached bungalow with loft conversion, is situated within a short walking distance of all town centre facilities and amenities.



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Total area: approx. 1114.5 sq. feet

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	58	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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