



8 Jubilee Close, Marsh Gibbon, OX27 0BA

Offers In The Region Of £575,000 Freehold

THOMAS
MERRIFIELD
SALES LETTINGS



The Property

Last remaining new home, in this most attractive; small scale, well spaced out development. Set in a beautiful village with good amenities.

This thoughtfully designed house is constructed by W E Black Limited. Recessed porch leads to the entrance hall with cloakroom off. The living room is dual aspect, with bay window to the front and double doors to the rear garden. There is a large open plan kitchen/dining room which is triple aspect and a study. The principal bedroom has an ensuite and there is a lovely family bathroom. Well proportioned west facing rear garden, double driveway and double garage.

MATERIAL INFORMATION

Brand new property with brick elevations under a pitched and tiled roof.

The property is connected to mains electricity, water and drainage. Heating is via an air source pump to underfloor heating on the ground floor with radiators on the first floor. Broadband, Mobile phone coverage and flood risk. As this is a brand new property with a new post code, information with relation to these matters is not currently available

Local Authority Aylesbury Vale District Council - F. EPC - B





Key Features

- A beautiful brand new four bedroom house. Last four bed remaining.
- Lovely village location on small scale development
- Spacious kitchen/dining room with fitted appliances
- Energy efficient
- Double garage and parking
- Generous west facing garden
- Village amenities including; shop, pub and school.
- Accessible to Bicester and local stations
- Initial management charge estimated at £398.00
- Please note that the video tour is of the show home.

The Location

Set in a small close towards the edge of this village, yet convenient for all amenities. Marsh Gibbon is a popular and desirable village with many attractive properties, a well regarded primary school, a post office/shop and two public houses. The nearby market town of Bicester (5 miles) provides for all everyday needs as well as having mainline railway services to Oxford, Birmingham and London.



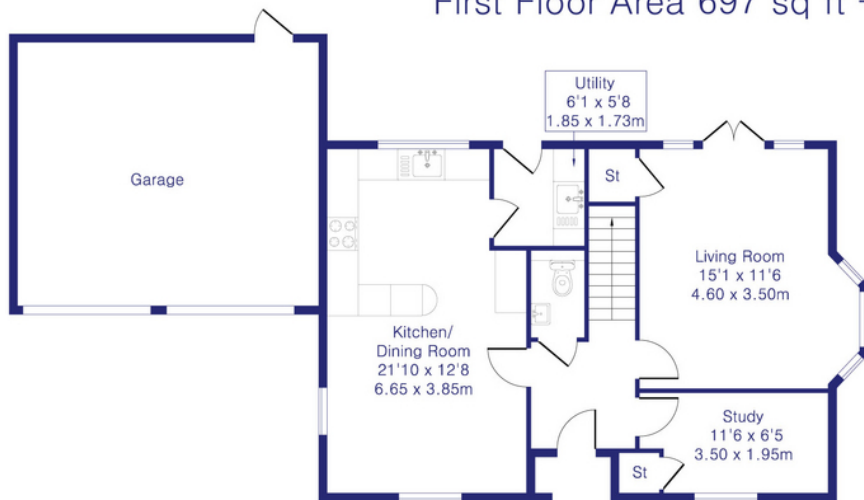
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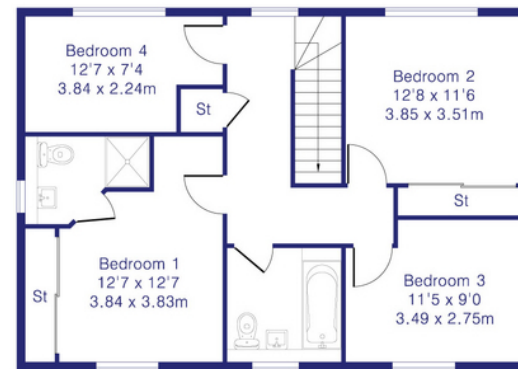
2. Any areas, measurements or distances are approximate.

The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Thomas Merrifield have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

Approximate Gross Internal Area 1386 sq ft – 129 sq m
Ground Floor Area 689 sq ft – 64 sq m
First Floor Area 697 sq ft – 65 sq m



Ground Floor



First Floor

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