



QUEEN STREET

HOOK NORTON NR BANBURY OX15 5PJ

**King &
Woolley**
Estate Agents and Surveyors

The New House, Queen Street

Hook Norton | OX15 5PJ

Banbury 8 miles
Chipping Norton 4 miles
Oxford 25 miles

(Distances are approximate)

**A SUBSTANTIAL FOUR BEDROOM
INDIVIDUAL FAMILY HOUSE
ENJOYING A CENTRAL SETTING IN
THIS SOUGHT AFTER WELL
SERVED VILLAGE.**

Individual family house | Sought- after
village | Master bedroom with en-suite
shower | 3 further bedrooms |
Conservatory | Good-sized mature
gardens | Recently re-fitted kitchen



The village of Hook Norton lies approximately eight miles west of Banbury and four miles from the smaller market town of Chipping Norton with easy road access to both. Its stand amidst country side on the edge of the Costwolds hills and is well known for its family run Victorian brewery. The village has an excellent range of facilities including village shop, post office/stores, doctors and dentist surgeries, library, primary school, churches and a variety of sports and social clubs.

The New House, constructed with local stone front and side elevations, enjoys a central setting within the easy walking distance of all of the villages varied facilities. Built to an individual design, it stands in good sized mature gardens which to the rear enjoy a south easterly aspect.



Hall, Cloakroom, Lounge, Refitted Kitchen open to Dining Room, Conservatory, Landing En-suite Master Bedroom, Three further Bedrooms, Family Bathroom, Oil-fired Central Heating, Double Glazing, Double Garage, Good sized Gardens, Planning granted for room with shower over garage.



General

Services: Mains water electricity and drainage are believed connected.

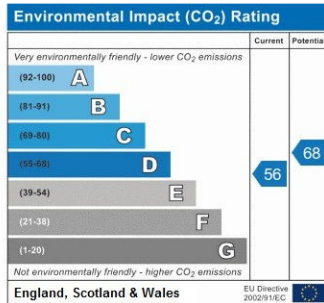
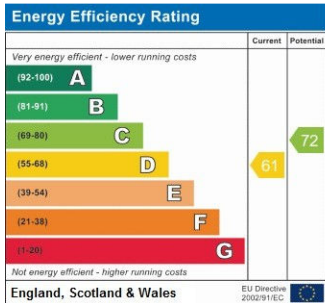
Council Tax: Band E

Local Authority: Cherwell District Council

Directions

From Banbury take the A361 towards Chipping Norton, passing through the village of Bloxham. Turn right where signed to Milcombe and Hook Norton and continue into Hook Norton village. At a sharp left hand bend turn right in to Mobbs Lane and then Queen Street will then be found after a short distance on the left. The property is set down a private driveway just past the post office.

From Chipping Norton travel as if towards Banbury and after Chapel House roundabout turn left where signed to the village. Entering Hook Norton travel along the high street passing the parish church on your left. Queen Street is then a turning on the left and the house will be found on the right.



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