



MUNDA WAY, OXFORD, OX2
£2,750 per month*

Carter Jonas

FLAT 28, SHILLINGFORD HOUSE, MUNDA WAY, OXFORD, OXFORDSHIRE, OX2 8GP

A stunning, newly built three bedroom top floor with private parking penthouse situated in the Penrose Building within the sought after Canalside Quarter.

- Hallway with ample storage
- Open plan kitchen, living and dining area
- Two further double bedrooms
- Principal bedroom with ensuite
- Family bathroom
- South facing balcony
- Private allocated parking

THE PROPERTY

This three double bedroom apartment features a spacious open-plan kitchen, dining and living area, perfect for modern living.

The kitchen is equipped with integrated appliances, including a microwave, oven and dishwasher, and a separate storage cupboard off the hallway provides space for laundry.

The living area opens onto a balcony, ideal for relaxing or entertaining outdoors.

The principle bedroom is beautifully appointed with fitted mirrored wardrobes as well as an en-suite. with direct access to the south facing balcony.

A family bathroom with a shower over the bath completes the apartment.

The two further bedrooms are both double bedrooms.

This penthouse also comes with an allocated space in the basement.

Canalside Quarter is part of Oxford North, a dynamic new community connecting academia, commerce and innovation. Residents enjoy cafés, bars, shops, a hotel, nursery, and landscaped open spaces for art, events and culture. Nature is close



by, with Port Meadow, Wolvercote Goose Green, the Oxford Canal, and Wytham Woods all within easy reach.

Summertown offers schools, a lively arts venue, shops, cafés, pubs and restaurants, while M&S Simply Food and Waitrose are just a short walk away. Excellent transport links include Oxford Parkway station, the A40, and a 14-minute cycle to the historic city centre. This apartment combines style, convenience and access to Oxford's best.

EPC Rating (B). Council Tax Band (TBC) (please see Oxford City Council Website for current cost)

No access to Loft. Mains electricity, water and drainage.

Internet & Mobile: Further information on availability and speeds can be found at checker.ofcom.org.uk

Flood Zone (1) - Low.

Available asap.

At a rent of £2,750 per calendar month

Holding deposit of 1 week's rent £634

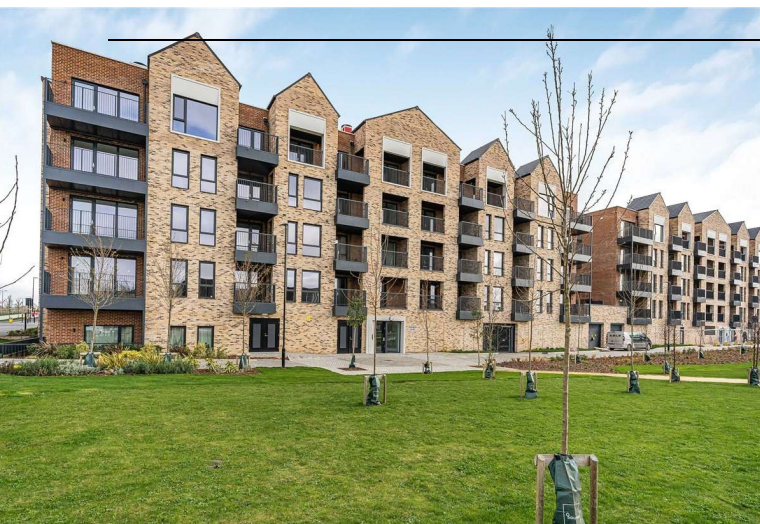
Security deposit of 5 weeks rent £3,173

ADDITIONAL INFORMATION

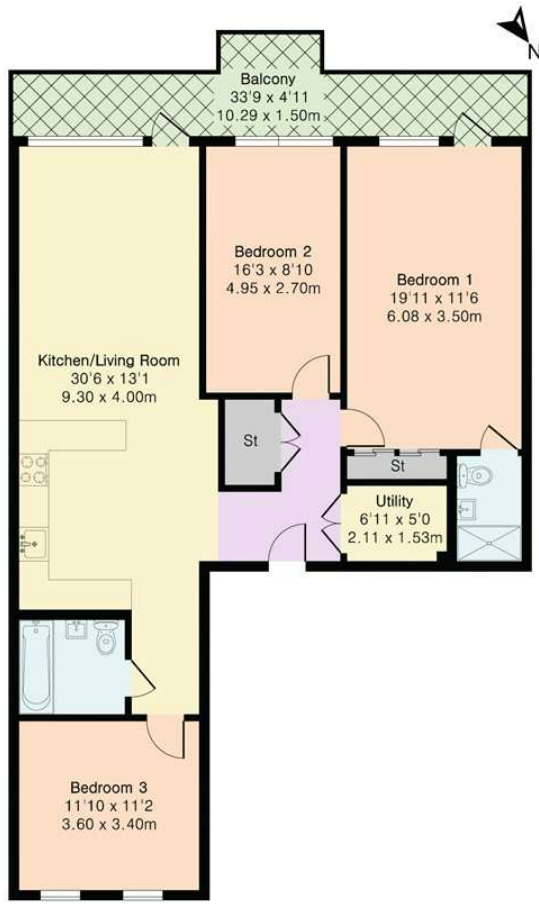
Offers	Available for a minimum term of 12 months longer terms will be considered
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Viewing	Strictly by appointment
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Local Authority	Oxford City Council - Council Tax Band TBC.
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Approximate Gross Internal Area 1161 sq ft - 108 sq m



Third Floor



Score	Energy rating	Current	Potential
92+	A		
81-91	B	86 B	86 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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Classification L2 - Business Data

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