



Mill Street
Kidlington

Carter Jonas

112 MILL STREET KIDLINGTON OX5 2EF

Four bedrooms * Spacious sitting room *
Kitchen/dining room with integrated appliances *
Utility room * Ground floor study * Modern family
bathroom * Downstairs WC * SW Facing Garden

DESCRIPTION

This well-presented and generously proportioned home offers versatile accommodation, excellent storage throughout, and a superb south-west facing garden. The welcoming entrance hall leads through to a stylish kitchen/dining room, thoughtfully fitted with a range of integrated appliances including a built-in oven and microwave, full-height fridge and freezer, dishwasher, and wine fridge—creating an ideal space for both everyday living and entertaining.

A practical utility room provides additional storage, space for laundry appliances, a side door to the garden, and houses the modern combi boiler. A convenient ground floor cloakroom comprises a WC and wash hand basin. The spacious sitting room is a real highlight, featuring a gas fireplace and doors opening directly onto the rear garden, allowing plenty of natural light to flood the room. There is also a good-sized study on the ground floor, enjoying pleasant garden views and offering an ideal work-from-home space.

Upstairs, the property benefits from four well-proportioned bedrooms. One front facing bedroom is a generous double with large windows, while a further room offers flexibility as either a study or single bedroom and includes a built-in wardrobe. To the rear are two additional bedrooms: a larger double with extensive fitted storage and a further smaller double with useful recessed storage. An airing cupboard with radiator provides practical linen storage.

The family bathroom is presented in excellent condition and features a contemporary suite with shower.

A BEAUTIFULLY PRESENTED FOUR-BEDROOM FAMILY HOME OFFERING SPACIOUS AND VERSATILE ACCOMMODATION, EXCELLENT STORAGE THROUGHOUT, AND A SUPERB SOUTH-WEST FACING GARDEN.



Outside, the south-west facing rear garden has been designed for low-maintenance enjoyment, with a combination of patio and gravelled areas, external power supply, and rear access directly onto the adjoining park—perfect for families, dog walkers, and those who enjoy outdoor space.

ADDITIONAL INFORMATION

Viewing: Strictly by appointment through the selling agents Carter Jonas - T: 01865 511444

Tenure: Freehold

Council Tax Band: E

All Mains Services Connected

EPC: C

Ultrafast Broadband is Available. Good outdoor and variable in home mobile coverage on some networks. Further information on availability and speeds can be found at checker.ofcom.org.uk

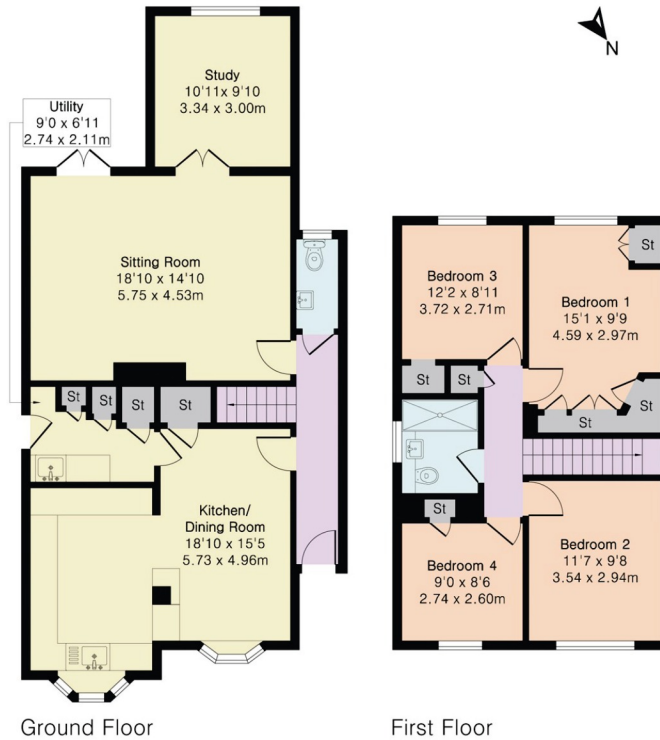
Directions: w3w rectangular.lorry.profitd



Approximate Gross Internal Area 1430 sq ft - 133 sq m

Ground Floor Area 861 sq ft – 80 sq m

First Floor Area 569 sq ft – 53 sq m



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.

Carter Jonas



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Offices throughout the UK



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