

# 4 LITTLE BREWERY STREET

ST. CLEMENTS, OXFORD OX4 1BJ

Breckon & Breckon  
est. 1947

# 4 Little Brewery Street

St. Clements, Oxford OX4 1BJ

A modern four-bedroom detached house with off street parking and an HMO license for four sharers.

Located just off St. Clements, the property offers easy access to both the city centre and the Headington hospitals.

The ground floor accommodation comprises an entrance hall, a bedroom and a WC. On the first floor there is a spacious open plan kitchen/ dining/ living room, and a bedroom.

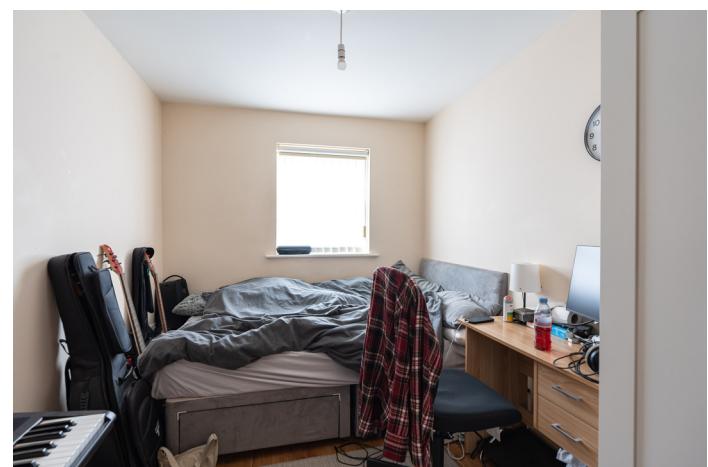
On the second floor there are two further bedrooms, a bathroom, and a shower room. There is off-street parking and a south east facing courtyard garden to the rear.



## GUIDE PRICE

**£575,000**





Approximate Gross Internal Area = 105.3 sq m / 1133 sq ft



## Council Tax:

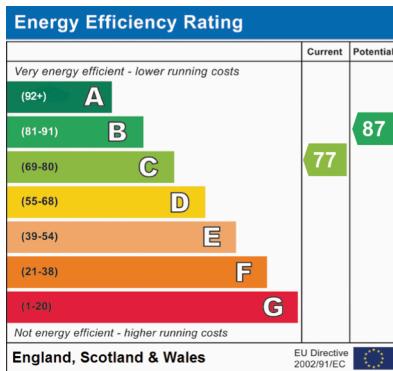
Band D - £2554.37

## Parking:

## Off-street parking

## Local Authority:

Oxford City Council



# LOCATION COMMENT

*Situated at the bottom of Headington Hill, Little Brewery Street overlooks South Park. The location is only a 20 minute walk from Oxford city centre and the Headington Hospitals are also within easy reach. Cowley Road with its eclectic mix of independent shops, bars and restaurants is a short walk from the property. There are also regular buses into London from the bus stop that is 2 minutes walk from the property.*



# OUR NETWORK OF OFFICES ACROSS OXFORDSHIRE

Breckon & Breckon  
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**Every office** has access to **every buyer** registered across our network of seven offices.

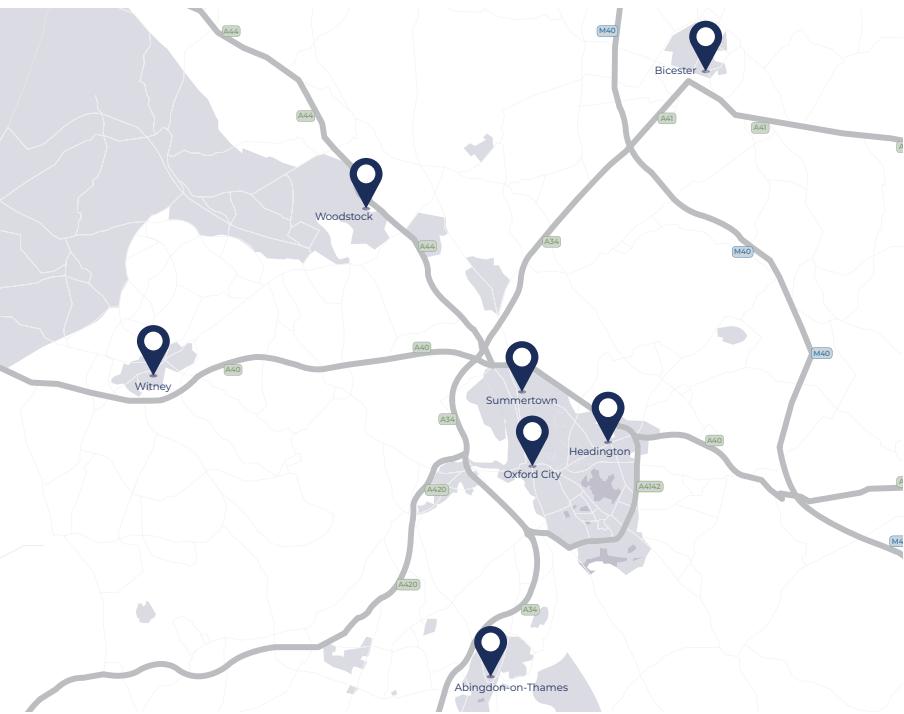
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## Oxford City Centre

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FROM LEFT:  
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Eoin Kehoe



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