



North Street, Islip

Carter Jonas

## MOOR END, NORTH STREET, ISLIP, OXFORDSHIRE OX5 2SQ

Entrance hall • 3 reception rooms • kitchen/breakfast room • cloakroom • 5 bedrooms (1 en-suite) • attic room • family bathroom

Well-established walled garden, garage, stable and store.  
In all 0.45 acres.

### DESCRIPTION

This impressive double fronted property, believed to date from the early 1800's or earlier with later additions, has been under the same ownership for 47 years and has been a much-loved family home. Now in need of updating, the house provides an opportunity to create a spectacular family home. There is an enormous amount of charm and period features throughout typical of this era, including wooden flooring, sash windows with shutters and the lovely feature of window seats in all the bedrooms. The house is complemented by a beautiful mature and well-stocked walled garden and has the benefit of a garage and the original stable with an adjoining store.

Arranged over three floors, the accommodation offers well-proportioned rooms with potential to extend further subject to the necessary consents. From the attractive front door with Georgian fan light, the entrance hall leads through to the rear of the house. Leading off the hall are the three reception rooms, two of which have open fireplaces. The drawing room enjoys direct access via French doors to the garden, whilst the interconnecting sitting rooms have a sun filled large bay window providing a lovely space to sit and enjoy the garden at the side of the house. The kitchen/breakfast room is arranged off the rear hall and offers potential to extend and open up to the garden subject to the necessary consents. To complete the ground floor there is a cloakroom with separate WC and a rear porch. At first floor level are the double aspect principal bedroom with dressing room and en-suite bathroom, 3 further bedrooms and the family bathroom. The spacious second floor has a large bedroom, a storage room and landing area, which provides the potential for a further bedroom and bathroom.

**DETACHED DOUBLE FRONTED GEORGIAN FAMILY HOME WITH BEAUTIFUL WALLED GARDEN OF C.0.45 ACRES SET IN THIS HIGHLY DESIRABLE VILLAGE JUST 5 MILES NORTH OF OXFORD.**







#### Outside

The gardens are a particular feature of the property and provide a most attractive setting. Surrounding a well-kept lawn are well-stocked mature borders with an abundance of planting including many bulbs, roses, and a variety of shrubs and trees including fruit. There is also a large vegetable garden and a summer house.

#### SITUATION

Surrounded by beautiful open countryside, the pretty village of Islip is highly sought-after due to being conveniently located just five miles from Oxford and having a number of excellent popular commuter links. The village offers easy access to the A34 and the M40 and also benefits from a railway station with direct trains to London. Oxford Parkway, with regular trains to Marylebone, is also a short drive away. The community is vibrant and supportive, offering a village primary school, church, village hall with a general store, pub and an NHS medical practice. More comprehensive amenities can be found in nearby Summertown and Kidlington, where secondary schooling is available. There are also many excellent private schools in and around Oxford.

## ADDITIONAL INFORMATION

**Tenure** Freehold

**Viewing** Strictly by appointment through the selling agent Carter Jonas – T: 01865 511444

**SERVICES** Oil fired central heating.

Council Tax Band G

Local Authority Cherwell District Council Tel: 01295 227001





## North Street, Islip, Kidlington, OX5

Approximate Area = 2673 sq ft / 248.3 sq m  
 Limited Use Area(s) = 220 sq ft / 20.4 sq m  
 Garage = 153 sq ft / 14.2 sq m  
 Outbuilding = 268 sq ft / 24.8 sq m  
 Total = 3314 sq ft / 307.7 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nfhcom 2023.  
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| Energy Efficiency Rating                    |         |                         |
|---|---------|-------------------------|
|   | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92+) <b>A</b>                              |         |                         |
| (81-91) <b>B</b>                            |         |                         |
| (69-80) <b>C</b>                            |         |                         |
| (55-68) <b>D</b>                            |         | 67                      |
| (39-54) <b>E</b>                            |         |                         |
| (21-38) <b>F</b>                            |         |                         |
| (1-20) <b>G</b>                             | 16      |                         |
| Not energy efficient - higher running costs |         |                         |
| England, Scotland & Wales                   |         | EU Directive 2002/91/EC |

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Offices throughout the UK



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