



**WYTHAM, OXFORD, OX2**  
£1,600 per month\*

**Carter Jonas**



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## COTTAGE NO. 20, WYTHAM, OXFORD, OX2 8QA

- 2 bedrooms
- 1 bathroom
- 1 reception room
- Garden
- Oil heating
- On street parking only
- period cottage

### THE PROPERTY

The village of Wytham is closely positioned to Oxford and has a village shop and offers popular walks in Wytham Woods and close proximity to Port Meadow.

Comprising: Sitting room, Kitchen, Utility Room, 2 Bedrooms and Bathroom. Rear Garden. On Street Parking only. No electric bikes.

Available immediately for an initial 12 month tenancy. Unfurnished.

EPC: D

Council tax band D - please see Vale of White

Horse District Council for current costs

The property has a flood risk 3.

Internet & Mobile. Further information on availability and speeds can be found on the Ofcom website.

At a rent of £1600 per calendar month.

Holding deposit = 1 weeks rent £369.23

Deposit = 5 weeks rent @ £1600 pcm £1846

A recently refurbished 2 bedroom detached cottage retaining many period features and set in the desirable village of Wytham with easy access to North and West Oxford.



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## ADDITIONAL INFORMATION

Offers	Available for an initial term of 12 months longer terms will be considered
Viewing	Strictly by appointment
Local Authority	Vale Of White Horse, Abingdon - Council Tax Band D

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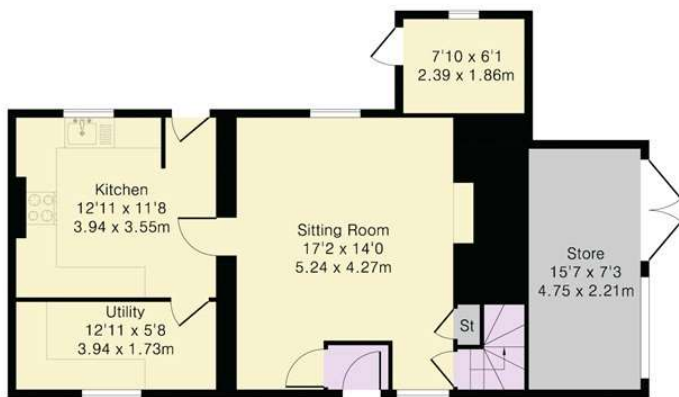




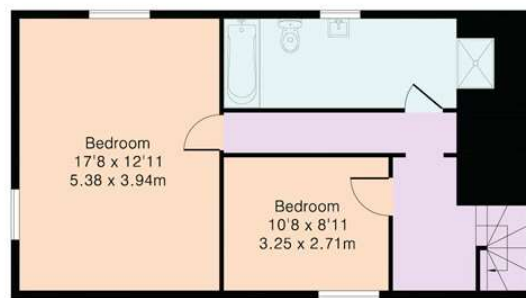
**Approximate Gross Internal Area 1323 sq ft - 123 sq m**

Ground Floor Area 745 sq ft – 69 sq m

First Floor Area 578 sq ft – 54 sq m



Ground Floor



First Floor



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 as defined by RICS code of measuring practise. No guarantee is given on 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**

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**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

**T: 01865 511444**

Mayfield House, 256 Banbury Road, Oxford, Oxfordshire, OX2 7DE

E: [oxfordresilettings@carterjonas.co.uk](mailto:oxfordresilettings@carterjonas.co.uk)

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