



6 Church Road
Thame
Oxfordshire OX9 3AJ

Guide Price £540,000

RB REASTON BROWN

Two-Bedroom Cottage Full of Quintessential Charm and Character, With a Delightful Enclosed Garden.

Nested in The Heart of Thame, Close to Amenities.

As you enter, you will be greeted by a warm and inviting dining room adorned with a rustic log burner, seamlessly connecting to a cosy sitting room filled with natural light and neutral décor, all laid on a solid wooden floors exuding warmth and character.

The kitchen features sleek grey high-gloss cabinets, decorative worktops, and premium Neff appliances. It also offers a seamless transition to the outdoors through bifold doors, leading to a beautiful garden.

To access the upper level, ascend the oak staircase, where you will find two light-filled bedrooms. The master bedroom is front-facing and features built-in wardrobes, offering ample storage space. The second bedroom is cosy and also front-facing. This floor is completed by a well-appointed shower room with white fittings

Outside, the garden deck reached via bifold doors, enhances the fluid transition between indoor and outdoor spaces. The captivating garden provides a peaceful retreat, featuring mature planting and a well-maintained lawn.

This charming quaint cottage is a showcase of solid wood finishes, from the oak staircase to the doors, radiating warmth and character. Unique and whimsical touches are thoughtfully integrated throughout, adding to its distinct charm. Gas to radiator heating throughout.

EPC: D Council Tax: D

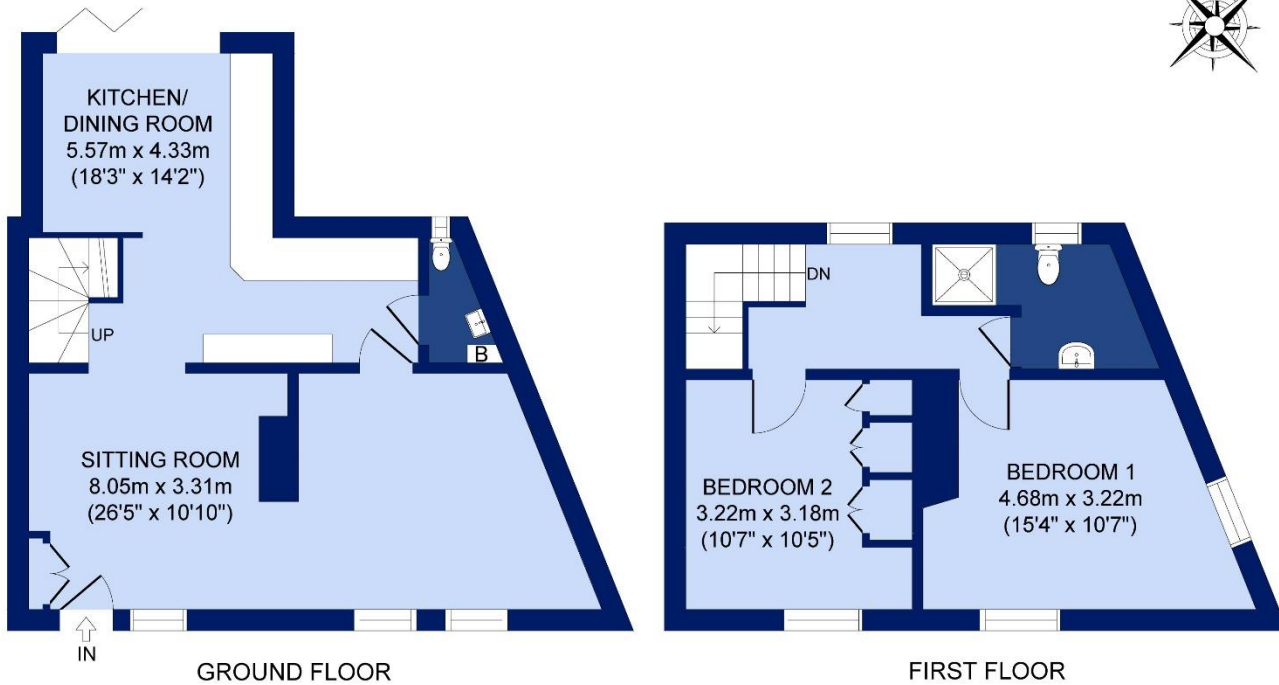
Situation

Thame is vibrant market town situated on the Oxon/Bucks borders, much enjoyed by its inhabitants. There are many independent shops, delicatessens, and a Waitrose. Thame is steeped in history, with beautiful buildings and medieval churches. On the social side it has award winning bars and restaurants, you could have breakfast at Black Goo or a pleasant lunch at the Eight Bells and dinner at the Thatch. Thame also has a health centre and a cottage hospital, sports facilities, and excellent schooling, including a Catholic school, Church of England school and the sought after Lord Williams secondary school. There is also access to the grammar schools in Buckinghamshire. London Marylebone can be reached in 34 minutes via Haddenham & Thame Parkway Station and M40 junction 7 for access to London, Birmingham and the Northern Networks is nearby. Thame also has a good bus service to Oxford, Aylesbury, and the neighbouring villages, which have walks, country pubs and beautiful scenery through the Chiltern Hills.

The property comprises the following with all dimensions being approximate only. Please note that Reaston Brown has not tested appliances or systems and no warranty as to condition or suitability is confirmed or implied. Any prospective purchaser is advised to obtain verification from their Surveyor or Solicitor.







APPROX. GROSS INTERNAL FLOOR AREA 868 SQ FT / 81 SQ M
6 CHURCH ROAD, THAME OX9 3AJ

All measurements of walls, doors, windows and fitting and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.



Viewing is Strictly by Appointment through Reaeton Brown

www.reaetonbrown.co.uk Email: sales@reaetonbrown.co.uk

94 High Street . Thame . Oxfordshire . OX9 3EH Tel: +44(0) 1844 260626
2-4 Windmill Road, Headington, Oxford, OX3 7BU Tel : +44(0) 1865 308855
119-121 Park Lane . London . W1K 7AG. Tel : +44(0) 207 079 1589



Sales, Lettings, Commercial & Chartered Surveying

