



Abbey Brook, Didcot, Oxfordshire, OX11 7FY

Hodsons
...your move, our passion

Abbey Brook

Hodsons are pleased to bring to the market this end of chain two bedroom mid terrace property situated in a quite cul-de-sac on Abbey Brook on the Ladygrove development.

The property comprises of entrance hall with cloakroom and leading to the kitchen which is a modern white kitchen with good storage, integrate oven and hob and space for white goods. The spacious lounge/diner has a generous storage cupboard and doors leading out into the garden. The upstairs with two double bedrooms, with the main bedroom having fitted wardrobes and is completed by the family bathroom.

The garden to the rear of the property is mainly laid to lawn with a patio area and a gate at the bottom of the garden which leads to the parking area which has two allocated parking spaces and the garage.

Situated on the Ladygrove development the property is within easy walking distance of Didcot Train Station, the town centre and close to the amenities within the estate including The Ladygrove Pub, the Co-Op, Oak Tree Dr's Surgery, Willowbrook Leisure Centre and Didcot Town Football Club.



- Property comes to market chain free
- Two bedroom mid terrace house situated in a quite cul-de-sac on Abbey Brook
- Modern white kitchen with space for white goods and integrated oven and hob
- Two double bedrooms with the main bedroom having built in wardrobes
- Downstairs cloakroom and upstairs family bathroom
- Garden to the rear is mainly laid to lawn with patio area and gate leading to the parking area with two allocated spaces and garage
- Within easy walking distance of Didcot Train station and the town center

2		bedrooms	Council tax band	C
1		receptions	Tenure	Freehold
1		bathrooms	EPC rating	C



Generous lounge with space for a dining table and a good size storage cupboard



Two double bedrooms situated on the first floor and the family bathroom









Abbey Brook, OX11

Approximate Gross Internal Area = 62.30 sq m / 671 sq ft
Shed = 4.50 sq m / 48 sq ft
Garage = 15.2 sq m / 164 sq ft
Total = 82.0 sq m / 883 sq ft
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards.
Not to scale, for illustration and layout purposes only.
© Mortimer Photography. Produced for Hodsons.
Unauthorised reproduction prohibited



Hodsons
...your move, our passion

220 Broadway, Didcot, Oxon,
OX11 8RS

T: 01235 511406
E: didcot@hodsons.co.uk



www.hodsons.co.uk