



29 Sunningwell, Abingdon OX13 6RD



## 29 Sunningwell

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**Attractive three-bedroom semi-detached period cottage, complemented by enclosed gardens and gated access to block paved parking facilities, sold with no ongoing chain.**

### **Location**

29 Sunningwell is situated in a delightful location within the heart of one of the area's most sought after villages, which benefits from a popular public house, primary school and church. Useful distances include Abingdon town (circa. 2 miles) and Oxford city centre with its many amenities (circa. 6 miles). The nearby village of Radley offers a railway link to Didcot mainline railway station (London Paddington within 45 minutes).

**Bedrooms: 3**

**Bathrooms: 1**

**Reception Rooms: 2**

**Council Tax Band: D**

**Tenure: Freehold**

**EPC: D**





## Key Features

- Entrance hall leading to delightful living room with attractive feature brick fireplace and large separate dining room
- Inner hall leading to utility room and ground floor bathroom with white suite
- Well equipped and very light and airy kitchen
- Two good size first floor double bedrooms
- Very large top floor double bedroom featuring attractive elevated views and large walk-in cupboard - offering great potential to be converted
- PVC double glazed windows, mains gas radiator central heating and the property is sold with no ongoing chain
- Front gardens predominantly laid to gravel and to the rear and side are smaller gardens combined with gated access providing hard standing parking facilities which in turn lead to wooden garden store









BRITISH  
PROPERTY  
AWARDS  
2024

GOLD WINNER

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# Sunningwell, OX13

Approximate Gross Internal Area = 105.0 sq m / 1130 sq ft

Shed = 7.30 sq m / 79 sq ft

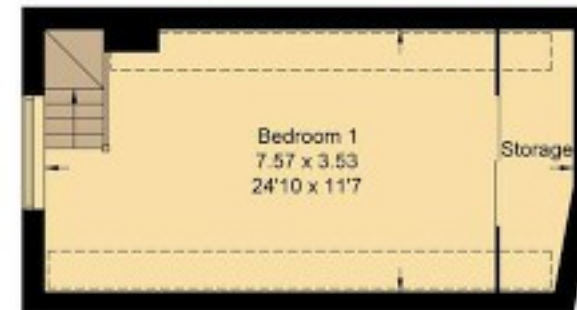
Total = 112.30 sq m / 1209 sq ft

For identification only - Not to scale



Restricted Head Height

(Not Shown In Actual Location / Orientation)



Second Floor



Ground Floor



First Floor

Floor plan produced in accordance with RICS Property Measurement Standards.  
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5 Oak Street, Abingdon,  
Oxfordshire, OX14 5AL  
T: 01235 553686  
E: abingdon@hodsons.co.uk  
www.hodsons.co.uk