

## 20 Anson Drive

Watchfield, Oxfordshire SN6 8DH



Semi-detached house | Three good-sized bedrooms (master with en suite)  
Spacious living room with French doors to rear | Single garage and parking  
No onward chain | EPC B

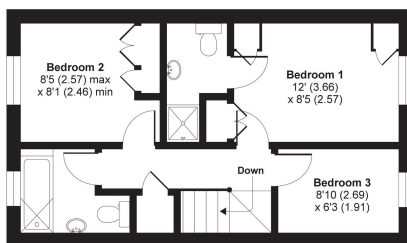
**£270,000**



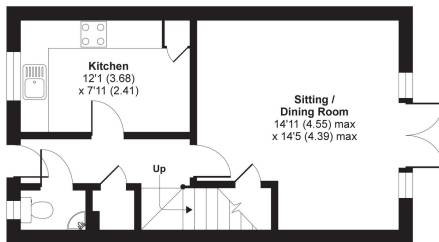


**Anson Drive, Watchfield, Swindon, SN6**

APPROX. GROSS INTERNAL FLOOR AREA 814 SQ FT 75.6 SQ METRES



FIRST FLOOR



GROUND FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

Copyright nichecom.co.uk 2019 Produced for Perry Bishop & Chambers REF : 511437

3 Bedrooms 2 Bathrooms 1 Reception

This modern semi-detached house is in superb condition throughout and further benefits from a very good-sized garden and a garage with parking in front.

The accommodation comprises an entrance hall with stairs rising to the first-floor landing and a ground floor WC. Leading off the entrance hall is a beautiful and well-appointed kitchen with a stainless-steel sink unit, and a window to the front. To the rear of the property, there is a large lounge/ diner with a cupboard and French doors on to the rear garden.

On the first floor, leading off the spacious landing, there are three good-sized bedrooms. The master bedroom further benefits from an en suite shower room. A smart family bathroom completes the internal accommodation.

Outside, to the rear, there is a large enclosed garden which is mainly laid to lawn with a patio and gated access to front. To the side of the property, there is a single garage with off-road parking in front.

## Directions

From Faringdon, take the A420 towards Swindon. After approximately four miles, at the roundabout, take the second exit towards Watchfield and Shrivenham and continue over the mini roundabout by the entrance to the Defence Academy. Take the third turning right into Watchfield High Street and then the last turning on the left into Anson Drive. The property can be found on the right hand side, identified by our 'For Sale' board.

## Local Authority

Vale of White Horse District Council

16 Market Place, Faringdon, Oxfordshire, SN7 7HP  
T: 01367 240356  
E: faringdon@perrybishop.co.uk

**perrybishop.co.uk**

Disclaimer: These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give, nor do we or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property.

We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.