



Elm Park, Didcot, OX11 6DS

Hodsons
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Elm Park


Hodsons are pleased to market this immaculately presented two bedroom duplex apartment, with family bathroom, re-fitted en-suite shower room and a south-east facing garden terrace overlooking Boundary Park. Contemporary accommodation arranged over two floors comprises of a spacious entrance hall with a storage cupboard and a family bathroom. Open plan living / kitchen area with double doors leading to the south facing garden terrace, overlooking Boundary Park. The first floor provides two bedrooms and a high specification recently installed en-suite shower room. This well-maintained home benefits from wood flooring, double glazing, gas radiator central heating, high energy efficiency rating and car port parking along with an additional allocated space.

Location

Part of a growing community, Great Western Park benefits from new facilities for everyone to enjoy, including: secondary school, primary schools, nursery, health centre, local pub, coffee shop, supermarket and the excellent Boundary Park playing fields and sports facilities. These institutions offer fantastic educational opportunities for children of all ages within Didcot, Harwell, and the surrounding areas. There is already a good sense of community and a very active residents' association. Didcot Parkway Train Station is located less than 2 miles away for a direct communal link into London Paddington.




- Two bedroom duplex apartment
- Car Port Parking for Two Vehicles
- South facing garden terrace overlooking Boundary Park
- Re-fitted high spec, en-suite shower room
- Gas central heating
- High energy efficiency rating
- Under 2 miles from Didcot Parkway Station

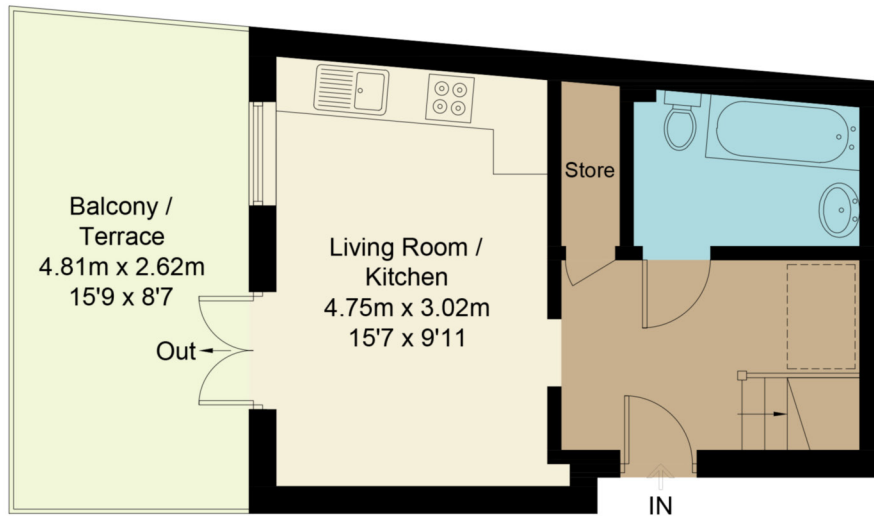
2		bedrooms	Council tax band	B
1		receptions	Tenure	Leasehold
2		bathrooms	EPC rating	B

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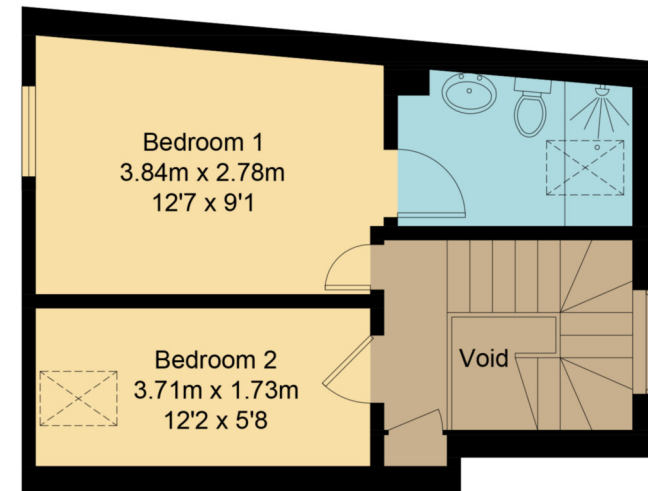
Approximate Gross Internal Area = 55.3 sq m / 595 sq ft
(Excluding Void)



 = Reduced headroom below 1.5m / 5'0



First Floor



Second Floor

Floor plan produced in accordance with RICS Property Measurement Standards.
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