



17 Wordsworth Road, Abingdon OX14 5NY

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17 Wordsworth Road

Superbly presented link detached family home well positioned on this popular development, offering spacious light and well proportioned accommodation combined with single garage, driveway parking for multiple vehicles and pleasant rear gardens

Location




17 Wordsworth Road is well-situated within this popular development and offers easy access to many nearby amenities. There is a quick route onto the A34 leading to many important destinations north and south. Useful distances include Oxford city (circa. 6 miles) and Didcot (circa. 8 miles) with its useful mainline railway station to London Paddington.

Directions what3words – tilts.price.votes

Leave Abingdon town centre using Ock Street and turn left at the mini-roundabout onto Drayton Road. Proceed across the following large roundabout and at the next mini-roundabout turn right onto Mill Road. Take the first turn on the left hand side onto Wordsworth Road where No.17 is found somewhat down on the left hand side, clearly indicated by the 'For Sale' board.



- Inviting entrance hall with ground floor cloak room off
- Wonderfully light 22' double aspect open plan living/dining room with French doors opening onto paved rear terrace
- Well equipped double aspect kitchen to the rear
- To the first floor three good size bedrooms (two good doubles and a single bedroom), all three benefitting from built in storage cupboards complemented by family bathroom with white suite
- Externally the property benefits from block paved driveway parking for several vehicles, single garage with light and power and electric roller door
- Thoughtfully landscaped rear gardens including full width paved terrace, attractive pergola, lawn area and wooden garden store

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

Wordsworth Road, OX14

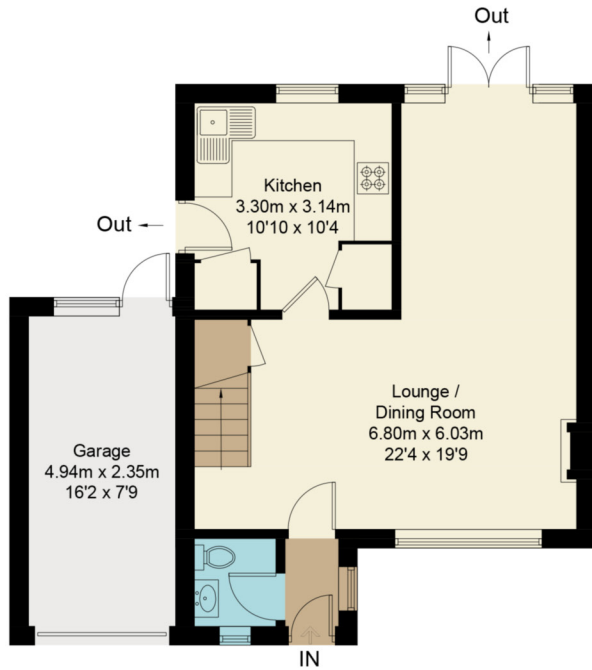
Approximate Gross Internal Area = 87.0 sq m / 936 sq ft

Garage = 12.0 sq m / 129 sq ft

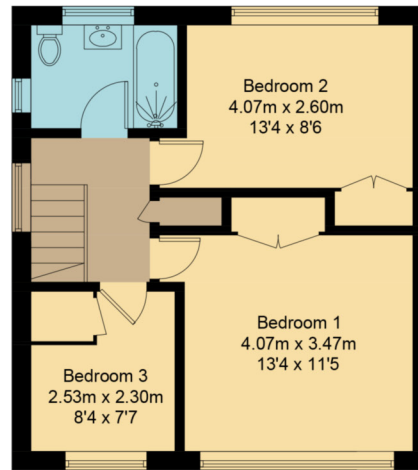
Total = 99.0 sq m / 1065 sq ft

Shed = 6.2 sq m / 67 sq ft

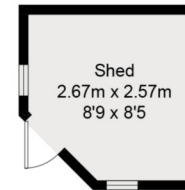
Garden / Driveway Area = 193.8 sq m / 2086 sq ft



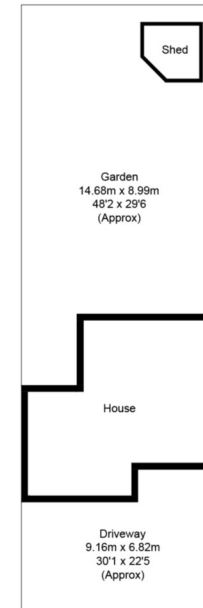
Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



Floor plan produced in accordance with RICS Property Measurement Standards.
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