



24 Denton Close, Abingdon OX14 3UP

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24 Denton Close

Superbly presented three bedroom semi detached home featuring ground floor cloakroom through to delightful 15' sitting room, well equipped kitchen and dining room with a range of integrated electrical appliance, garage and attractive southerly facing rear gardens, situated in a very popular location offering easy access to many nearby amenities including excellent schooling and Abingdon town centre.

Location

Denton Close is a very popular location situated within a short walk of the White Horse leisure centre, easy cycling distance of Radley Railway Station with frequent services to London and Abingdon town centre's wide range of facilities and excellent schooling including the highly rated Thomas Reade primary school which is within the catchment area of this property. Useful distances include Abingdon town centre (circa. 1.5 miles) and Oxford city centre (circa. 7.6 miles).

Directions what3words – valid.issue.arena

Leave Abingdon town centre using Stratton Way and via left onto the Vineyard. Turn right at the mini-roundabout onto the Radley Road and right again at the following mini-roundabout onto Audlett Drive. Take the second turning on the left onto Reade Avenue and the second turning on the left onto Denton Close. On entering Denton Close number 24 is the first property found on the left hand side clearly indicated by the For sale board.



- Entrance hall with oak wood flooring leading to useful cloakroom
- Spacious 15' living room with oak engineered wood flooring
- Well-equipped kitchen/dining room complemented by double-glazed French doors leading to the rear gardens
- First floor landing leading to three bedrooms and family bathroom with white suite
- Double-glazed windows and mains gas radiator central heating
- Front gardens providing hard-standing parking facility leading to attached garage
- Attractive and fully enclosed south-facing rear gardens featuring an extensive stone sun terrace which in turn leads to lawn area – the whole enclosed by fencing providing good degrees of privacy

3  bedrooms

Council tax band D

1  receptions

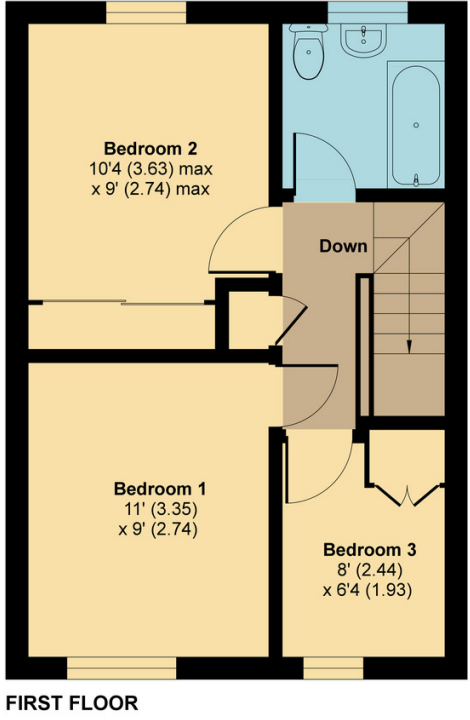
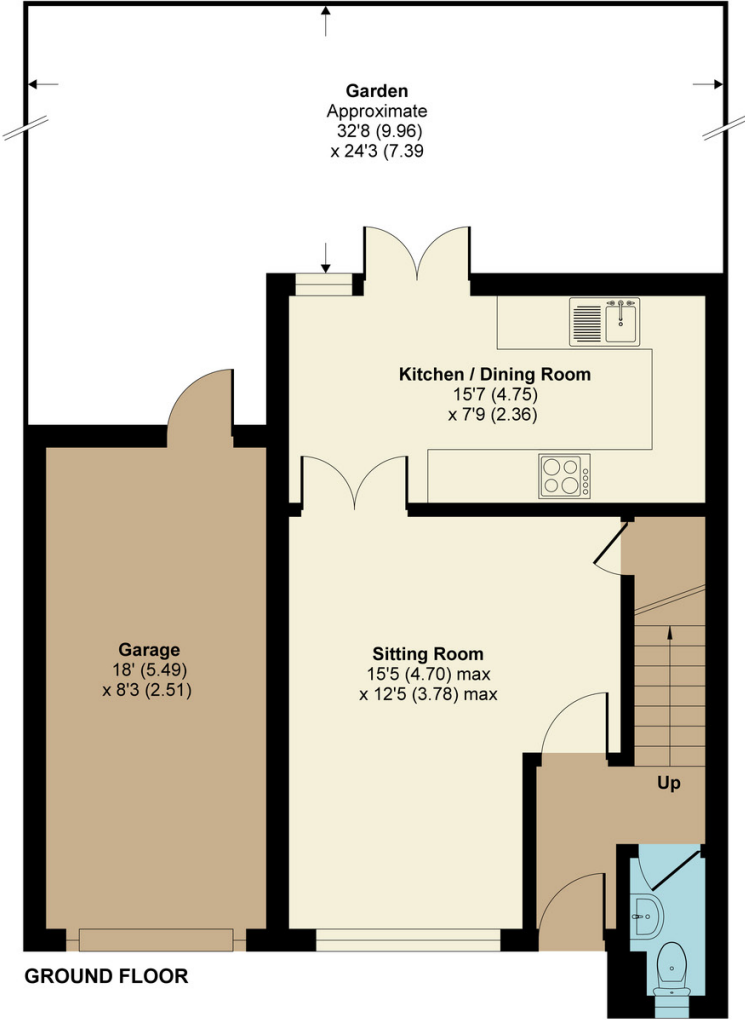
Tenure Freehold

1  bathrooms

EPC rating C

Denton Close, Abingdon, OX14

Approximate Area = 745 sq ft / 69 sq m
 Garage = 149 sq ft / 14 sq m
 Total = 894 sq ft / 83 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2020. Produced for Hodsons. REF: 627099

