



57 Alexander Close, Abingdon OX14 1XB

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# 57 Alexander Close

**Substantially extended and superbly presented detached family home featuring stunning open plan lifestyle room offering a wonderful contemporary family area, within this desirable no through road North Abingdon location close to many nearby amenities and local schooling.**

### Location

Alexander Close is a desirable north Abingdon location, offering easy pedestrian access to many nearby amenities, including the popular Long Furlong and Dunmore Primary Schools and the Fitzharrys Secondary School. There is a quick route onto the A34 leading to many important destinations both North and South including Oxford city (circa. 6 miles).

### Directions what3words – bunk.visit.soccer

Leave Abingdon town centre using Stratton Way and keep left onto The Vineyard. Proceed cross the mini roundabout onto the Oxford Road and turn left at the large roundabout onto Dunmore Road. Take the first turn on the left hand side onto Alexander Close. Follow the road to the bottom, where No. 57 is found in numerical order.



- Entrance hall leading to separate living room and flexible ground floor study/potential fourth bedroom
- Stunning recently extended 19' lifestyle room incorporating stylishly refitted kitchen offering an excellent selection of floor and wall units with many built-in electrical appliances and underfloor heating open plan to flexible family/dining areas with spectacular vaulted ceiling over and double doors leading to the rear gardens
- Separate utility room with useful cloakroom
- Main first floor double bedroom with built-in wardrobe cupboards and stylish en-suite shower room
- Two further double bedrooms complimented by stylishly refitted family bathroom with contemporary white suite
- Front gardens providing block paved hard standing parking facilities for several vehicles complemented by integral garage
- Well maintained and fully enclosed southerly facing rear gardens featuring patio and lawn area - the whole enclosed by fencing
- PVC double glazed windows, mains gas radiator central heating and the property benefits from a highly efficient solar panel system creating greatly reduced electricity bills combined with a healthy income

4  bedrooms

2  receptions

2  bathrooms

Council tax band D

Tenure Freehold

EPC rating B





Superbly presented detached family home situated in a desirable no through road North Abingdon location close to many nearby amenities and local schooling.







Living room and flexible ground floor study/potential fourth bedroom.



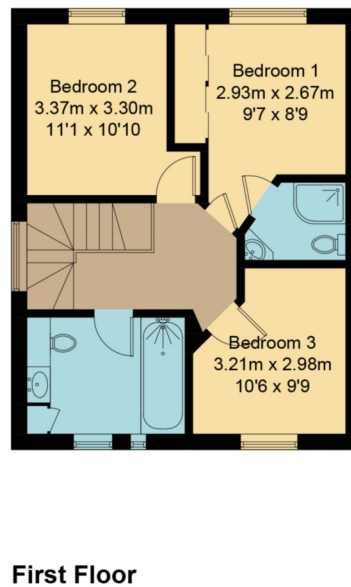
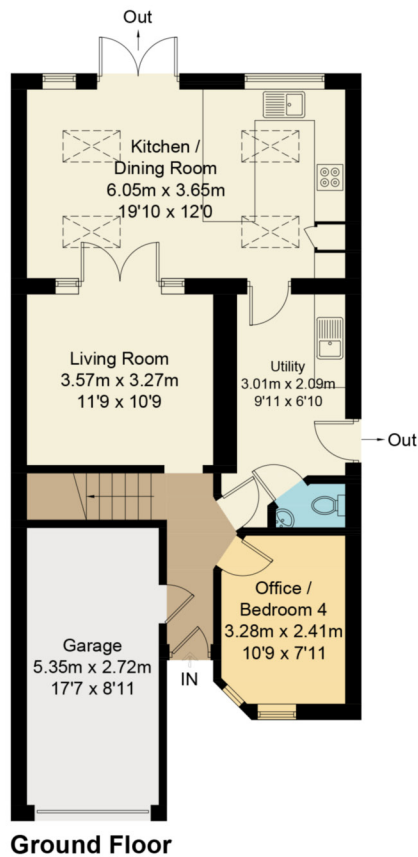












Floor plan produced in accordance with RICS Property Measurement Standards.  
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## Alexander Close, OX14

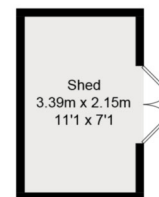
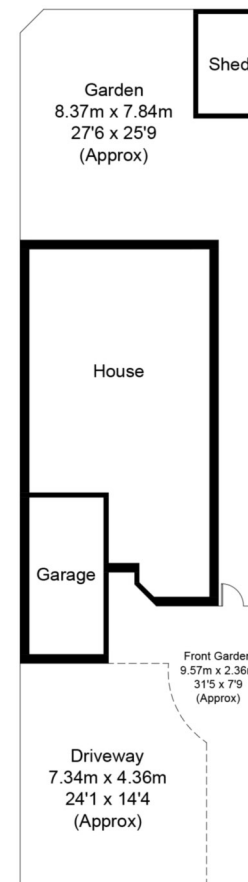
Approximate Gross Internal Area = 111.0 sq m / 1195 sq ft

Garage = 13.9 sq m / 150 sq ft

Shed = 7.3 sq m / 78 sq ft

Total = 132.2 sq m / 1423 sq ft

Garden / Front Garden / Driveway Area = 151.3 sq m / 1629 sq ft



(Not Shown In Actual  
Location / Orientation)

