



23 Parsons Mead, Abingdon OX14 1LS

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## 23 Parsons Mead

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**Spacious and well presented two bedroom house situated in a popular North Abingdon location close to many nearby amenities.**

### Location




Parsons Mead is a popular North Abingdon location offering easy pedestrian access to many nearby amenities. There is a quick route onto the A34 leading to many important destinations north and south including Oxford city (circa. 6 miles) and Radley railway station (circa. 2 miles), ideal for commuters.

### Directions what3words – rainy.stump.long

Leave Abingdon town centre using Stratton Way and take the first turn on the left onto Bath Street. Proceed across the mini-roundabout onto the Wootton Road. Turn right at the large roundabout onto Dunmore Road and take the second turning on the right onto Parsons Mead where No. 23 is situated on the left hand side, clearly indicated by the 'For Sale' board.



- Entrance hall leading to spacious living room/dining room and well equipped kitchen
- Two spacious first floor bedrooms complemented by family shower room with white suite
- PVC double glazed windows and mains gas radiator central heating
- Efficient solar panel system creating dramatically reduced electricity bills
- Front gardens providing private parking facilities
- Enclosed rear gardens offering excellent potential to extend the existing accommodation complemented by useful rear pedestrian gate

|   |   |            |                  |          |
|---|---|------------|------------------|----------|
| 2 |  | bedrooms   | Council tax band | C        |
| 1 |  | receptions | Tenure           | Freehold |
| 1 |  | bathrooms  | EPC rating       | B        |

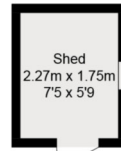


## Parsons Mead, OX14

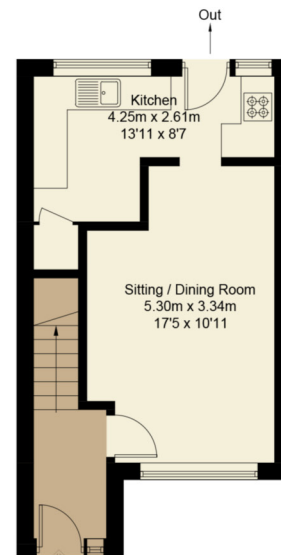
Approximate Gross Internal Area = 61.4 sq m / 661 sq ft

Shed = 3.9 sq m / 42 sq ft

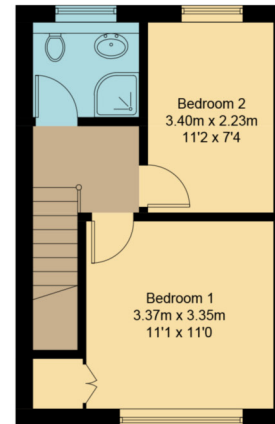
Garden / Driveway Area = 116.4 sq m / 1253 sq ft



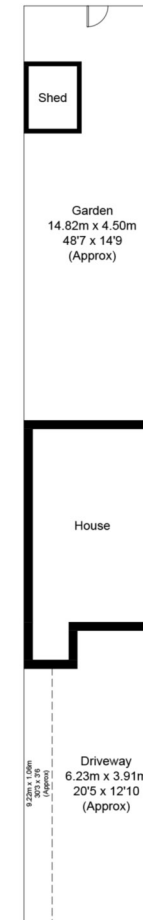
(Not Shown In Actual Location / Orientation)



IN  
**Ground Floor**



**First Floor**



Floor plan produced in accordance with RICS Property Measurement Standards.  
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