



20a Purslane, Abingdon OX14 3TR

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## 20a Purslane

**Spacious three bedroom detached family home situated in a very pleasant end of cul-de-sac North Abingdon location close to many nearby amenities including excellent schooling complemented by mature fully enclosed rear gardens, sold with no ongoing chain.**

### Location

20A Purslane is situated in an established no-through location and offers easy pedestrian access to many nearby amenities including good primary and secondary schooling. There is a bus stop nearby, which provides a quick route to the thriving Abingdon market town centre (circa. 1.5 miles) and Oxford city (circa. 6 miles).

### Directions what3words – epic.lamp.simple

Leave Abingdon town centre using Stratton Way and via left onto the Vineyard. Turn right at the mini-roundabout onto the Radley Road. Continue across the following mini-roundabout and after some way turn right at the mini-roundabout onto Daisy Bank. Take the second right hand turning on to Purslane, where No. 20a is clearly indicated by the 'For Sale' board.



- Entrance hall leading to ground floor cloakroom
- Kitchen partly open plan to dining room
- Separate living room with double doors leading to double glazed conservatory providing views over the rear gardens
- Three spacious first floor bedrooms complemented by family bathroom with white suite
- Double glazed windows, mains gas radiator central heating (efficient condensing gas boiler) and the property is sold with no ongoing chain
- Front gardens providing hard standing parking facility leading to garage
- Mature rear gardens including patio and lawn the whole enclosed by trees, shrubbery and fencing - the whole enclosed by fencing affording good degrees of privacy

3  bedrooms

Council tax band D

2  receptions

Tenure Freehold

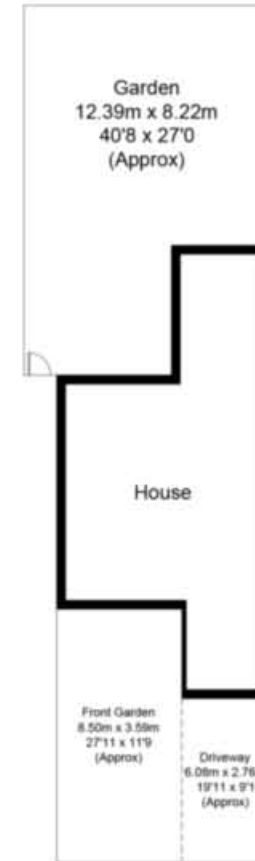
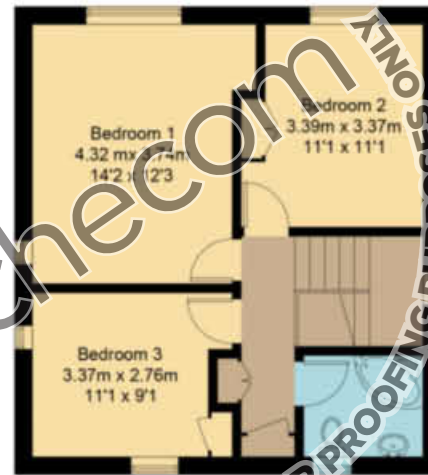
1  bathrooms

EPC rating TBC



## Purslane, OX14

Approximate Gross Internal Area = 102.2 sq m / 1100 sq ft  
Garage = 12.0 sq m / 129 sq ft  
Total = 114.2 sq m / 1229 sq ft



Floor plan produced in accordance with RICS Property Measurement Standards.  
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