

PROPERTY AGENTS

JPKnight



Habitat Way, Wallingford OX10 9FT



Habitat Way, Wallingford

A fabulous detached family home tucked away on this sought after development within walking distance to the town centre shops and amenities.

This contemporary property is beautifully presented throughout benefitting a bright and spacious kitchen/dining room with double doors to the garden, a 19'9 living room, study, utility and cloakroom. Upstairs there are four double bedrooms and two bathrooms.

Outside the rear south facing garden offers great seclusion with a large paved terrace, established lawn, vegetable garden and gated access to the front.

The front driveway has parking for three cars and an EV charging point. The footpath to the front leads to the Kinecroft and town centre.



Tenure - Freehold

The property is double glazed throughout with gas central heating to radiators.

Accommodation

Entrance Hall: 18'2 x 5'1 Engineered wood floor, radiator, stairs to landing.

Kitchen/Dining Room: 19'0 x 15'6 (max) Double doors with glazed sidelights and window to rear, range of contemporary storage units with Silestone worktop, integrated Bosch dishwasher and fridge/freezer, six-ring gas hob with extractor hood above, double oven, downlighters, radiator, engineered wood floor.

Living Room: 19'9 x 12'2 Bay window to front, engineered wood floor, fitted feature TV/storage unit, plantation shutters, two radiators.

Study: 9'7 x 7'9 Window to front, engineered wood floor, radiator.





Utility: 6'1 x 4'11 Door to garden, appliance space, reclaimed Fired Earth tiled floor, radiator, walk-in pantry.

Cloakroom: Window to side, white two-piece suite, under-stair storage cupboard, radiator, downlighters.

Stairs to Landing: Window to side, loft access.

Bedroom 1: 12'2 x 15'3 (max) Window to front, two fitted wardrobes, radiator.

Ensuite shower room: Window to side, white three-piece suite, chrome radiator, downlighters, storage cupboard, tiling, wood effect floor.

Bedroom 2: 10'10 x 10'3 Two windows to rear, two fitted wardrobes, radiator.

Bedroom 3: 13'5 x 9'8 Two windows to rear, fitted wardrobe, radiator.

Bedroom 4: 10'6 x 7'4 Window to rear, radiator.

Bathroom: Window to rear, white three-piece suite, chrome radiator, tiling, downlighters.

Outside

To the front there is a paved path to the front door with lawn and mature shrub borders and driveway with parking for three cars, EV charging point.

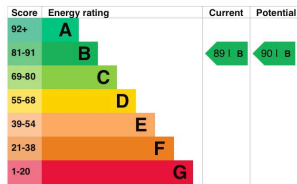
Garage: 20'1 x 9'10 Up/over door, light and power, eaves storage.

The rear garden is south facing with a full-width paved terrace leading to a lawn with shaped flower beds, gravel path to a vegetable garden and gated access to the front.



Directions

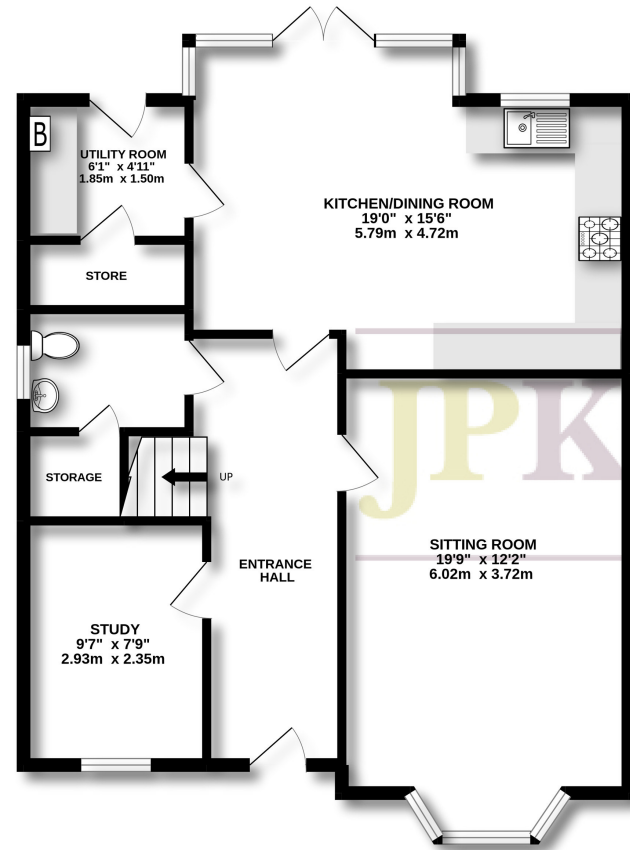
Turn left from our office and through the Market Place and into Reading Road, turn left at the next right into St John's Road and carry along until you reach a right turn into Borough Avenue. Take the next left into Imray Place, continue to the end, turn left and the property can be found on the left hand side.



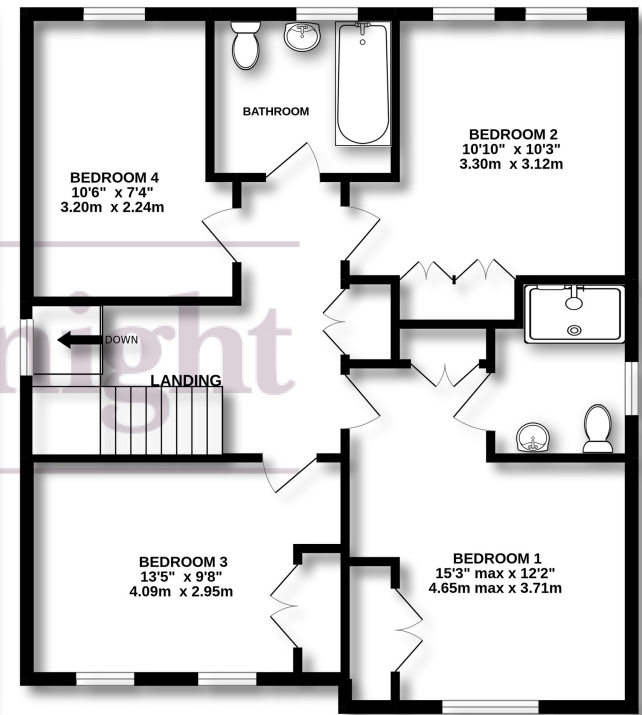
Important Information: All measurements are approximate. We have not tested any appliances or services within this property and cannot verify them to be in working order or within the vendors/s ownership. We have not verified the tenure of the property, type of construction or the condition thereof. Intending purchasers should make appropriate enquiries through their own solicitors and surveyor etc, prior to exchange of contract.



GROUND FLOOR



1ST FLOOR



TOTAL FLOOR AREA : 1538sq.ft. (142.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2022

