

PROPERTY AGENTS

JPKnight



Downside, Cholsey OX10 9FG



Downside, Cholsey

A superb family home tucked away at the end of this select development it is ideally placed for access to both local shops and the train station.

The attractive accommodation comprises 4 bedrooms and 2 bathrooms, downstairs there is a large living room, family room, utility and stylish refitted kitchen/breakfast room. To the outside an attractive garden, parking on its adjacent drive and an additional parking space just opposite the front door.

This sought after village boasts excellent amenities and well regarded infant and junior schools, train station and shops.

Tenure - Freehold

Entrance Hall: Stairs to landing with cupboards under, radiator, large, cloaks cupboard.

Cloakroom: Fitted with a white, two-piece suite, down, lighters, chrome radiator and window.

Living Room: 19'5 x 15'7 A bright room with French doors and side windows, along with an additional window to the garden at the rear fitted with plantation shutters. Wood style floor, two encased radiators and cupboard.

Family Room: 13'5 x 8' Double aspect with a wide window to the front and windows to the garden, radiator.

Utility: 7'7 x 5'2 Worktop and cupboards, space for tumble dryer, wood, style, floor and door to garden.





Kitchen/Breakfast Room: 15'11 x 11'7 Stylishly refitted with an extensive range of eye and base level units including glazed display cupboards, Silestone worktops and stainless steel sink. Integrated induction hob, double electric oven and microwave, fridge, freezer, dishwasher and washing machine. Wood style floor, down lighters, radiator and gas boiler.

Stairs to Landing: Window to the side, loft access, linen cupboard.

Bedroom 1: 12'11 x 12'7 Window to the rear and radiator.

Ensuite Shower Room: Fitted with a white three-piece suite, chrome radiator, down lighters, storage cabinet and window.

Bedroom 2: 10'11 x 8' Front aspect and radiator.

Bedroom 3: 9'1 x 8'10 Window to rear, radiator.

Bedroom 4: 8'3 x 6'11 Front aspect and radiator. Bathroom: Fitted with a white, three-piece suite, tiling, chrome radiator and down lighters.

Outside.

To the Front: Area of lawn to the front of the house with adjacent block paved driveway, paved path to the front door and the shrub side bed and fence.

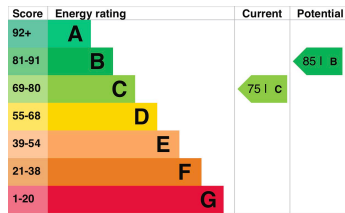
Parking Space: Set opposite the house close to the front door with an adjacent flowerbed.

Rear Garden: Attractively landscaped with a stone terrace, pergola and lawn beyond with a raised flower bed to the rear border. Gravelled area to the side with garden shed the garden is enclosed by timber fencing with gate to the drive.

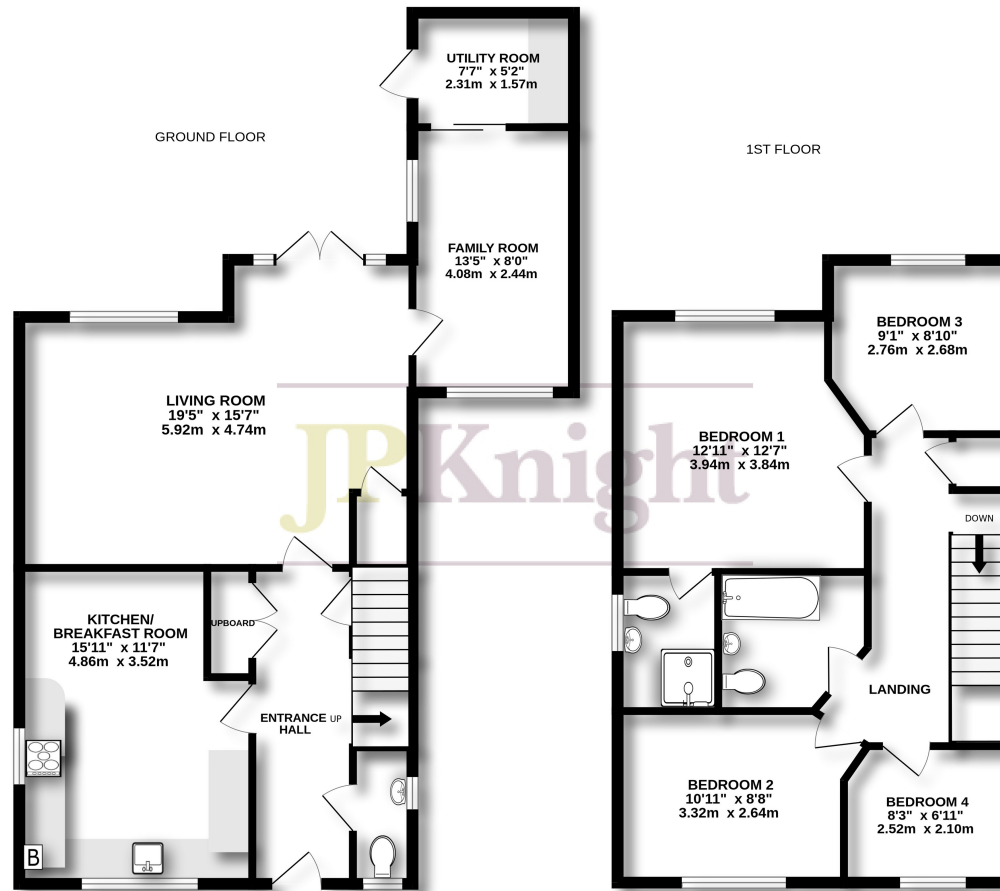


Directions

From our office turn left into St Martin's Street, continue onto Reading Road. Proceed straight over the roundabout onto the A329 and continue for 1.6 miles, turn right into Papist Way, the entrance to Downside is on the right after 0.3 mile, the property is at the end.



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.



TOTAL FLOOR AREA : 1350sq.ft (125.4 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.
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