

PROPERTY AGENTS

JPKnight



Courtenay Close, Sutton Courtenay OX14 4AU



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A spacious, light and airy five bedroom detached family home ideally located in a quiet no-through road in the heart of this popular village.

Accommodation offers three reception rooms alongside a large triple aspect kitchen/breakfast room, utility and WC. On the first floor are five double bedrooms (bedroom 1 ensuite with a walk-in wardrobe) and family bathroom.

The property enjoys a secluded position with extensive parking to the front and landscaped parking to the rear.

Tenure - Freehold

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

Accommodation

Entrance Hall: Circular feature window to front, understairs recess, radiator, stairs to landing.

Kitchen/Breakfast Room: 16'0 x 18'11 (excl bay) Triple aspect and door to garden, range of contemporary white gloss storage units with granite worktop, double oven, five-ring gas hob with extractor hood above, integrated dishwasher and fridge/freezer, log stove on tiled plinth, tiled floor.

Living Room: 23'9 x 10'10 (excl bay) Bay window to front and window to rear, electric fireplace with marble hearth and surround and mock stone mantel, two radiators.

Dining Room: 11'10 x 7'11 Sliding doors to garden and double doors to living room, radiator.

Study: 8'5 x 8'2 (excl bay) Bay window to front, radiator.

Utility: 11'2 x 8'10 Window to rear and door to garden, range of storage units and worktop, appliance spaces, large cloaks cupboard.





Stairs to landing: Window to front, airing cupboard, loft access, radiator.

Bedroom 1: 10'5 x 15' Double aspect, walk-in wardrobe, shelved storage recess, radiator.

Ensuite Shower Room: Window to front, white three-piece suite, tiled walls and floor, radiator.

Bedroom 2: 14'2 x 10'9 Two windows to front, radiator.

Bedroom 3: 10'10 x 8'6 Window to front, radiator.

Bedroom 4: 12'6 x 9'11 Window to rear, radiator.

Bedroom 5: 8'11 x 9'3 Window to rear, radiator.

Bathroom: 9'1 x 8'9 Window to rear, white four-piece suite, airing cupboard with radiator, tiled walls.

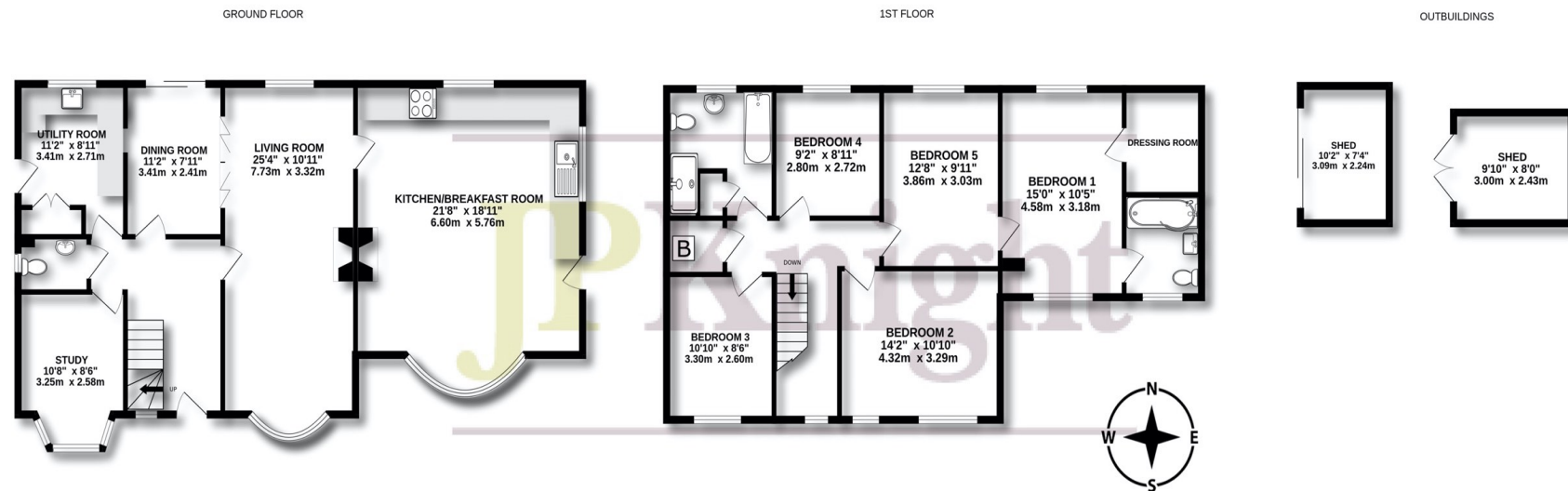
Outside

The rear garden offers a great deal of seclusion with a full width raised patio and steps leading to an established lawn flanked with well stocked mature borders. There are two storage sheds, a log store, timber fencing and gated access to the front on both sides.

There is a large driveway to the front with parking for six cars, a low brick wall and picket fence, lawn with flower beds and shrub boundary.

The property owns the grass verge opposite with an additional parking space adjacent.





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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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.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	68 D	80 C
39-54	E		
21-38	F		
1-20	G		

From our offices turn right and first left into High Street, continue down Station Road which turns into Wantage Road and over the mini roundabout onto A4130, after 2.6 miles turn left onto Sires Hill, continue onto B4016 for 3.3 miles then left onto High Street for 0.4 miles then turn left into Courtenay Close where the property will be found on the left hand side.