



430 Thorney Leys, Witney OX28 5PJ

Draft details - may be subject to alterations. Distances - Witney, Market Square c. 1.7 miles / Oxford c. 13 miles / Hanborough Train Station c. 7.5 miles

Situated in a cul-de-sac within this popular development, a 2 bedroom semi-detached house with an attached garage and driveway parking. The accommodation benefits from both gas central heating and double glazing and features a living/dining room, a kitchen and a bathroom (which is found on the first floor). There are gardens to the front and, predominantly, to the rear. All mains services connected. Ultrafast broadband is available. Mobile & data: '3'- 87% performance (source: Ofcom).

THOMAS
MERRIFIELD

SALES LETTINGS

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Price £284,000

www.thomasmerrifield.co.uk

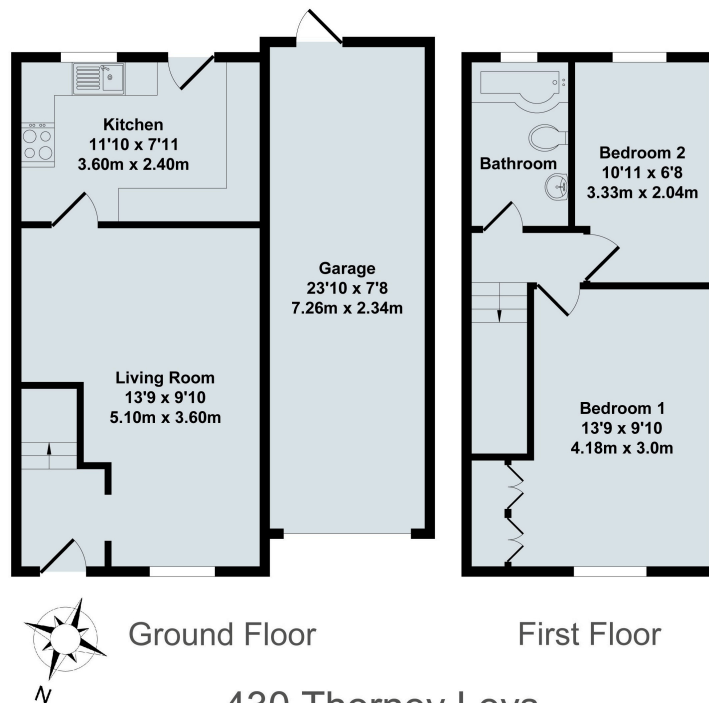


430 Thorney Leys, Witney, Oxfordshire OX28 5PJ

- Entrance Hall
- Living/Dining Room
- Kitchen
- 2 Bedrooms
- Bathroom
- Double Glazing
- Gas Central Heating
- Attached Garage
- Driveway Parking
- Gardens

Directions - From Witney Market Square, proceed along Corn Street, take the first exit off the roundabout onto Ducklington Lane. At the lights turn right onto Thorney Leys Road and take the second turning on the right into Thorney Leys. Take the first left hand cul-de-sac and bear left. Number 430 is found on the left hand side. 12125

Properties built pre-2000 may contain asbestos in certain materials used in their construction or in subsequent building work. Examples of these materials are; Artex, vinyl tiles, sheet boards, corrugated roofing, pipework and lagging/insulation. These are generally considered safe unless disturbed but prospective buyers must take their own advice. 22J25



430 Thorney Leys
 Total Approx. Floor Area 784 Sq.Ft. (72.80 Sq.M.)
 All items illustrated on this plan are included in the "Total Approx Floor Area"

Local Authority:

WODC Tax Band C. EPC Rating: 72/C

Contact:

52 Market Square, Witney,
 Oxfordshire, OX28 6AF

Tenure:

Freehold

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