



33 Glyme Way

Long Hanborough, Oxfordshire OX29 8JT

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Pleasantly situated at the end of a cul-de-sac in this highly regarded village, a 3/4 bedroom semi-detached house with a large garden. The accommodation benefits from gas fired (radiator) central heating and features a living room, a spacious open plan kitchen/breakfast room, a useful cloakroom/utility and a good size family room, which could also be used as a 4th bedroom. On the first floor are 3 further bedrooms and a bathroom. There is ample driveway parking to the front. The village of Long Hanborough offers a good range of amenities including a mainline rail station, providing services to Oxford, Reading and London Paddington.

All mains services. Ultrafast broadband available. Mobile & data: EE, Vodafone- Limited coverage.

Additional Information

A recent survey carried out at the property drew attention to possible remediation work required at the property and, in particular, in relation to the single-storey side extension. The sellers therefore commissioned their own Structural Integrity report with Paramountbuilt Ltd and are happy to make this report available on request to any potential buyers.

The report details the recommended remedial/ decorative works required with an estimate of likely costs. Please note that this report was carried out on behalf of the sellers and is made available 'For information purposes only'. Any prospective purchaser requiring a mortgage may be asked to obtain their own structural engineers' report as part of the mortgage application process.

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.





GROUND FLOOR

Entrance Hall

Living Room

Kitchen/Dining Room

Utility Room

Cloakroom

Family Room/Bedroom 4

FIRST FLOOR

3 Bedrooms

Bathroom

Gas Central Heating

OUTSIDE

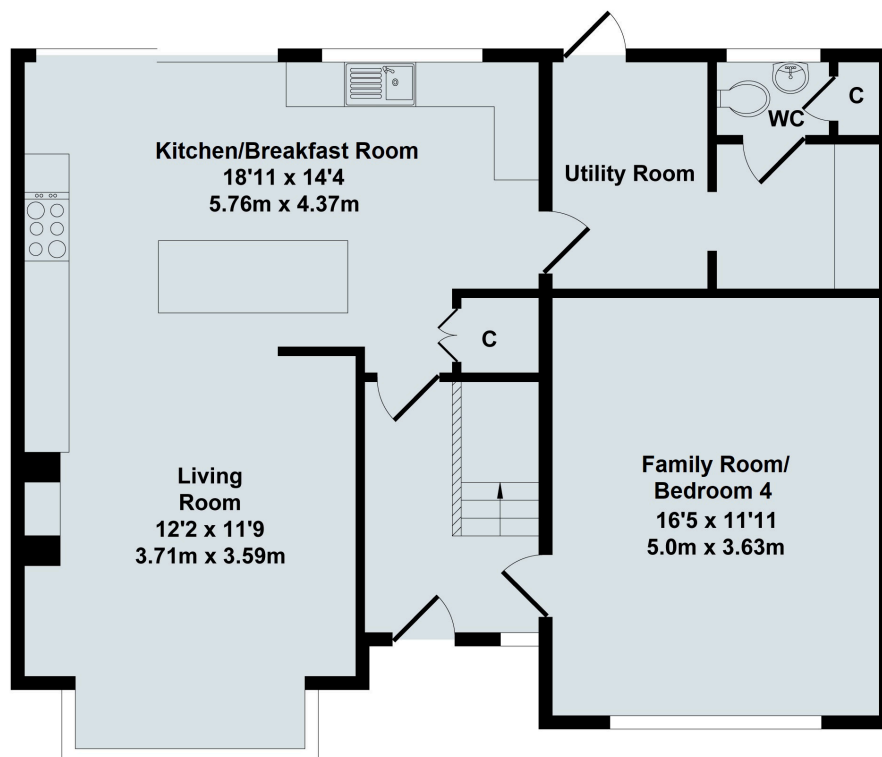
Large Garden

Ample Driveway Parking

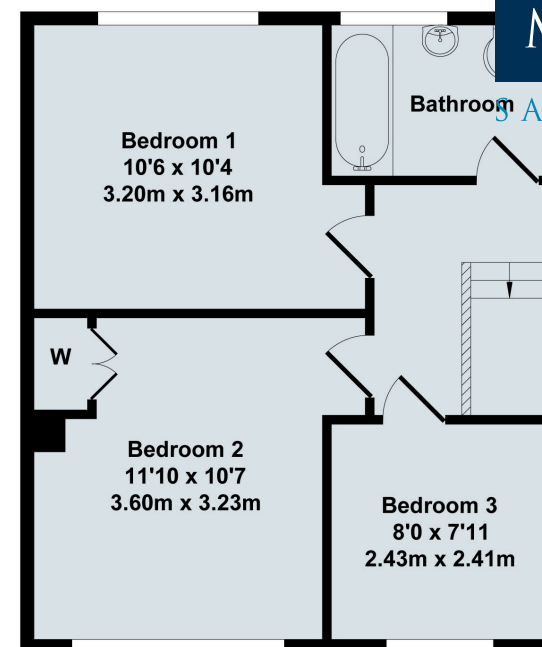
Cul-De-Sac Location



Guide Price £399,950 Freehold
WODC Tax Band D / EPC Rating: 61/D



Ground Floor



First Floor



33 Glyme Way, Long Hanborough
Total Approx. Floor Area 1164 Sq.Ft. (108.10 Sq.M.)

All items illustrated on this plan are included in the "Total Approx Floor Area"

Contact:

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