



11 The Croft
Harwell, Oxfordshire, OX11 0ED

11 The Croft, Harwell, Oxfordshire, OX11 0ED

Occupying a wide plot on this quiet residential road in a pleasant corner of Harwell village surrounded by similar properties, is this impressive four bedroom, three reception room detached bungalow. Being offered for sale with no onward chain, a particularly private rear garden, double driveway and garage.

This rarely available bungalow offers excellent reception space and comprises entrance hall, lounge with fireplace, shower room, four bedrooms (three doubles), dining room, cloakroom, breakfast area, kitchen and conservatory.

To the front of the property there is a double driveway which leads to the garage. Finally, there are predominantly lawned gardens to the side and rear which offer a very private aspect. In our opinion, the bungalow could be re-modelled and reconfigured significantly as many of the other bungalows in the road have done so – subject to the relevant permissions. For the size, location and potential to be fully appreciated; the bungalow must be viewed.

Harwell is a conveniently placed Oxfordshire village with a local school, public house, butcher and village store, together with a large recreation ground, tennis & bowls clubs. The village gives excellent access to the A34 which in turn leads to the M4 and M40 motorways. Didcot is about two and a half miles away and provides a fast and regular rail service to London Paddington in approximately 40 minutes, as well as having comprehensive shopping and leisure facilities.





- Rarely available four bedroom detached bungalow located on a quiet residential road in Harwell village
- Double driveway and garage
- Dining room, breakfast room and conservatory
- Particularly private garden
- No onward chain
- Potential
- Lounge with fireplace
- EPC Rating: tbc
- Local Authority: Vale of White Horse District Council
- Council Tax Band: E
- Tenure: Freehold

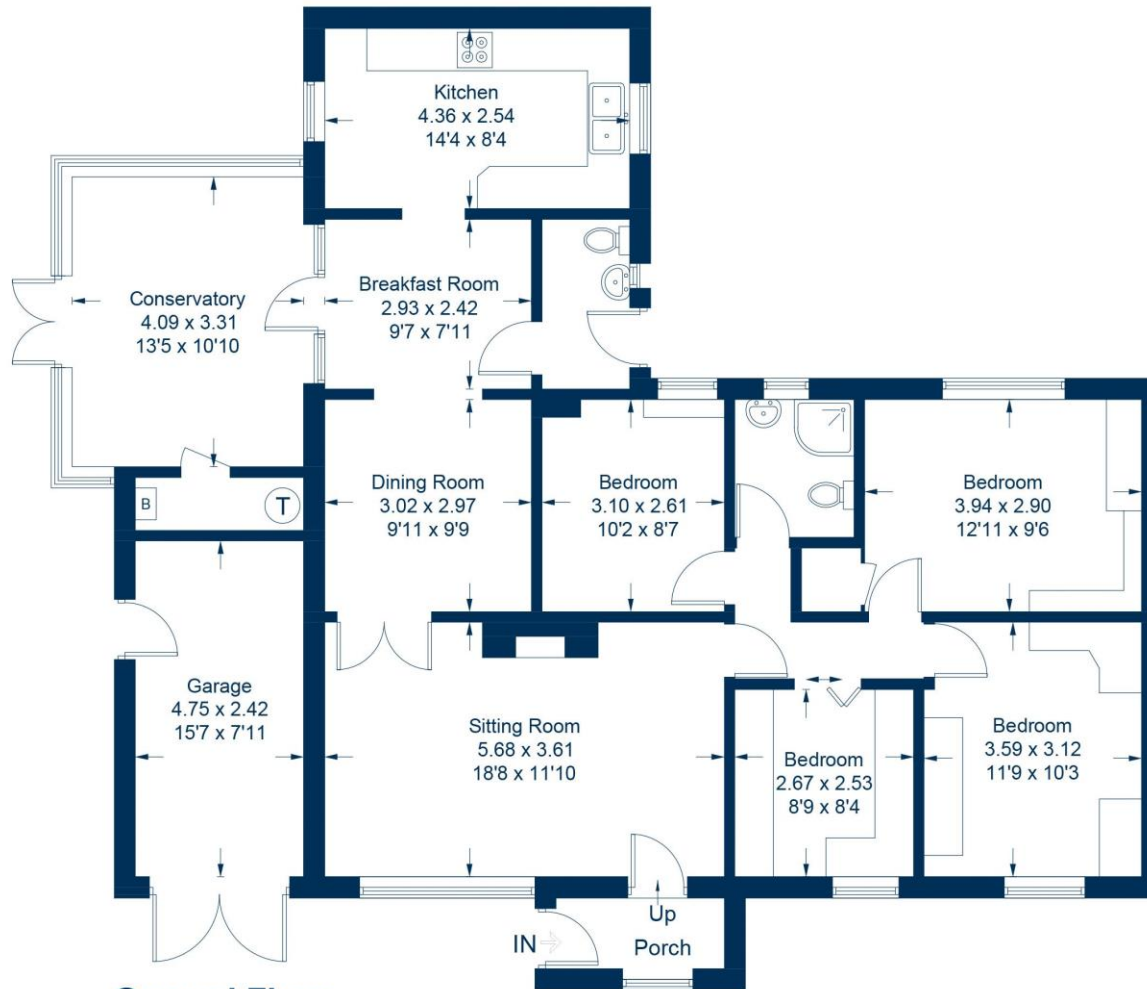
Approximate Gross Internal Area
Ground Floor = 122.4 sq m / 1,317 sq ft
Garage = 11.8 sq m / 127 sq ft
Total = 134.2 sq m / 1,444 sq ft



THOMAS
MERRIFIELD

SALES LETTINGS

103 Broadway, Didcot, Oxon, OX11 8AL
didcot@thomasmerrifield.co.uk
Tel: 01235 813777



Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

© CJ Property Marketing Ltd

Important Notice

Thomas Merrifield and their clients give notice that:

1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representations of fact.

2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Thomas Merrifield have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.