



Prospect Road, Upton, OX11 9HT
Offers In The Region Of £600,000 Freehold

THOMAS
MERRIFIELD
SALES LETTINGS





The Property

Pleasantly positioned within a desirable village road in the heart of Upton is this two/three bedroom detached bungalow occupying a central position within its plot.

Coming to the market having been last purchased nearly four decades ago, Eventurer is a two-three bedroom detached bungalow, which offers ample accommodation across one level with the additions of a partial garage conversion and a garden room conservatory, which have been completed within this time.

In more recent years the property has benefitted from a number of renovations, which include the conversion to air source heat pumps, the installation of solar panels, porcelain tiled flooring through a large proportion of the property and a Howdens fitted kitchen with integrated Bosch dishwasher and Rangemaster cooker to mention a few.

The entire accommodation comprises of porch, entrance hall, three double bedrooms (with one of these offering versatile space for a study or further separate reception room) large family bathroom with four piece suite, a sizeable living room/dining with bi-fold doors leading on to the brick based garden room and kitchen.

To the front of the property is a lawned garden with brick walled boundary and mature shrub lined border, a resin driveway for multiple vehicles and gated side access to the rear garden. The rear of the property is a predominantly artificially lawned garden with shrub lined borders, enclosed fencing, timber built storage shed/summer house and covered seating area.





Key Features

- Resin driveway to the front of the property for multiple vehicles
- Porcelain tiled flooring through large proportion of living accommodation
- Within short walking distance to Upton's recreation ground and The George pub which has been recently renovated
- Regular bus service operating from the village in to Didcot's Town Centre and Didcot Parkway Train Station
- UPVC double glazed
- Solar Panels installed which contribute to reduction in monthly electrical expenditure with a transferable tariff to the new owners



The Location

Upton is a pretty and popular village lying approximately 4 miles to the south of Didcot. The village boasts many pretty period properties an historic church and a recently refurbished thriving village pub (The George at Upton). The neighbouring village of Blewbury just 2 miles away offers additional facilities including a primary school pre-school popular farm shop and garden centre and a garage and filling station with convenience store. Didcot offers more comprehensive shopping and leisure facilities together with an excellent mainline rail service from Didcot Parkway to London Paddington in approximately 45 minutes. There is a cycle way from the village along the old railway line connecting to Didcot in under 2 miles.

Some material information to note: Air source heat pump central heating system, Mains water, mains electrics, mains drains. The property has private driveway parking. Ofcom checker indicates standard to superfast broadband is available. Ofcom checker indicates mobile availability and data voice calls could be compromised with some major providers. The government portal generally highlights this as an unlikely/very low risk address for flooding. We are not aware of any planning permissions in place which would negatively affect the property. Details of any covenants or easements are available on request from the estate agent.



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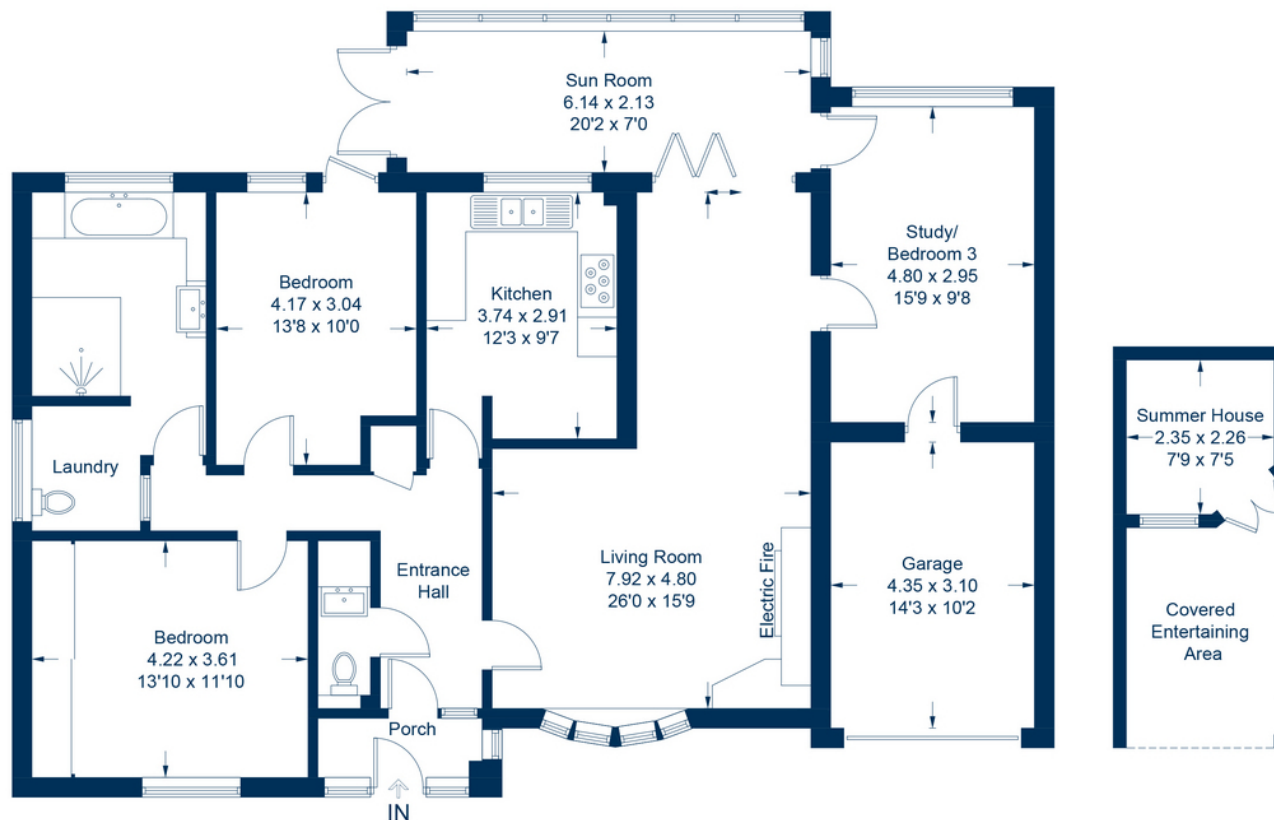
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Approximate Gross Internal Area
Ground Floor = 147.8 sq m / 1,591 sq ft
(Including Garage)
Summer House = 4.9 sq m / 53 sq ft
Total = 152.7 sq m / 1,644 sq ft



Ground Floor

(Not Shown In Actual
Location / Orientation)

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.

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