



Ridgeway Close, Wantage, OX12 8GF

£675,000 Freehold

THOMAS  
MERRIFIELD  
SALES LETTINGS



## The Property

A beautifully presented four bedroom detached house with a double garage situated in popular village of East Hendred.

### The Property

This stunning house has improved since the original sale in 2018 and boasts a spacious entrance hall with downstairs WC triple aspect living room measuring approx 22 ft with double doors onto a wonderful rear garden. There is a separate study which could also be used as a dining room and a open plan kitchen breakfast room which is flooded with natural light and has French doors onto the patio area. On the first floor there are four generous double bedrooms all with built in wardrobes ensuite to the principle bedroom and a stylish family bathroom.

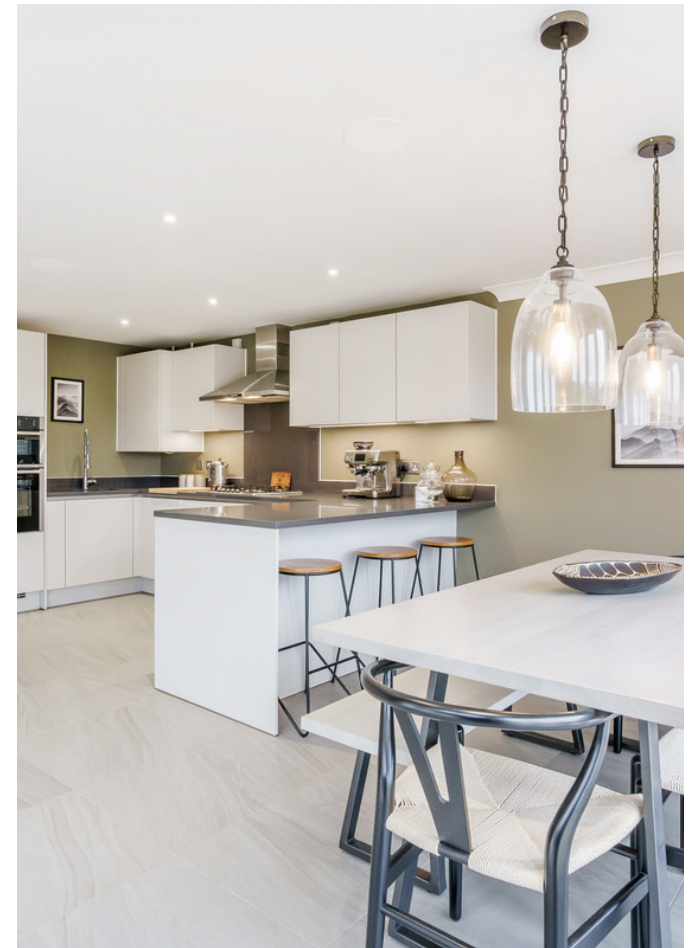
To the front of the property is a driveway for several cars and a double garage there is side access and to the rear is a lovely rear garden with a large patio area which has been extended with the remainder laid to lawn.

Estate maintenance charge approx £380 PA

### The Builder

With 95 years of experience building homes and communities across Oxfordshire Berkshire Buckinghamshire and beyond PYE Homes take pride in providing high quality properties finished to an exacting standard.





## Key Features

- Spacious four bedroom detached house
- Open plan kitchen breakfast room
- 22ft sitting room
- Downstairs WC
- Study
- Stylish ensuite to principal bedroom
- Further family bathroom
- Double Garage and driveway parking
- Large Patio and lawned garden.
- EPC Rating: B, Council Tax: F

## The Location

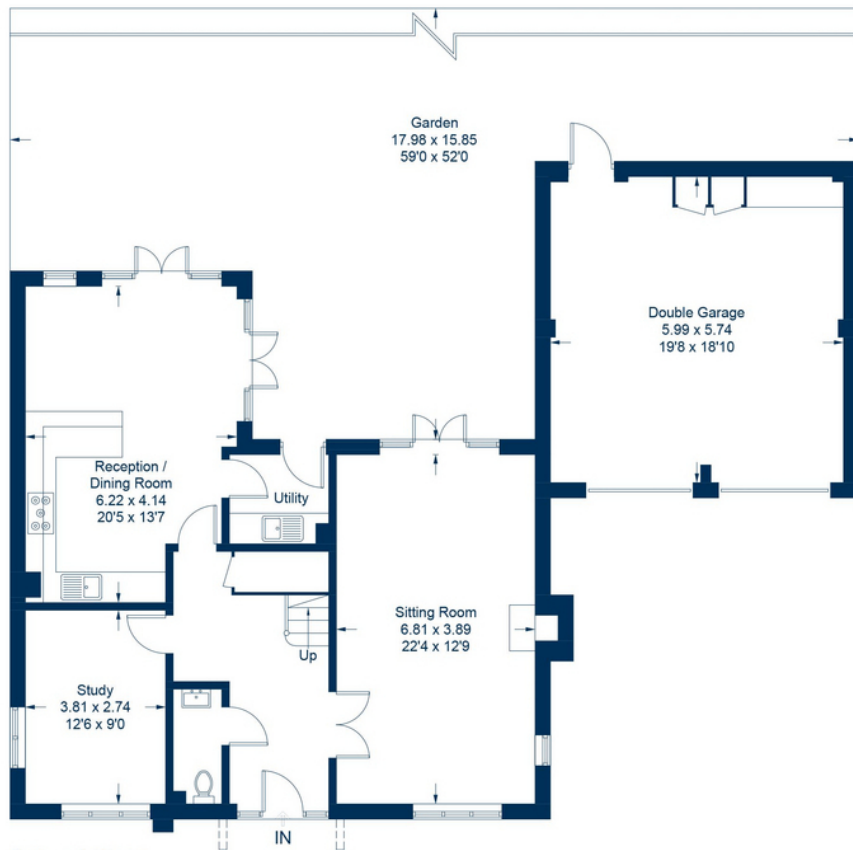
East Hendred is situated between Wantage and Harwell having two country pubs village shop community centre and The Hendreds Pre-School and Church of England Primary School and St Amand's Catholic Primary School. The A34 is easily accessible with the M40 to the north and the M4 to the south Didcot c.5 miles offers a fast service to London Paddington c.40 minutes. The nearby town of Wantage offers schooling for all ages a range of shopping and leisure facilities as well as a market on a Wednesday and Saturday.

Thomas Merrifield and their clients give notice that:

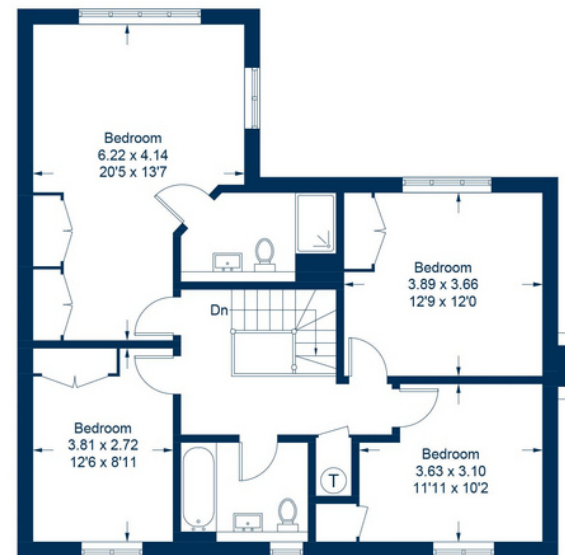
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Approximate Gross Internal Area  
Ground Floor = 83.9 sq m / 903 sq ft  
First Floor = 82.2 sq m / 885 sq ft  
Double Garage = 34.6 sq m / 372 sq ft  
Total = 200.7 sq m / 2,160 sq ft



Ground Floor



First 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.

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