



Jasmine Cottage, Sutton Courtenay

Connells SIGNATURE



Jasmine Cottage, Sutton Courtenay

Pretty two bedroom cottage with Thames Views from the bedroom window, situated in the highly regarded village of Sutton Courtenay with private parking through electric gates and within walking distance to local restaurants and pubs, such as The Fish.

Split across two floors, this home offers wonderful living space, with two double bedrooms, an office room that could also be used as a child's bedroom (bedroom 3), a good size living room with views out to the private rear garden and a fully equipped modern kitchen with ample storage and worktop space as well as integrated Miele appliances.

There is outdoor decking in the garden, an ideal space for entertaining

There are two allocated parking spaces within the private car park and can be accessed by the gate from the rear garden also.

The property is situated on the Abingdon Road with excellent access to Oxford, Abingdon and Didcot and is just 4.3 miles drive to Didcot Parkway which offers a direct fast train to London Paddington in 38 minutes.

The property is being sold as Chain Free and currently achieves a rental yield of 6.2%

Porch
3'3 X 4'3

Hall
5'11 X 8'6

Kitchen
6'7 X 8'6

Lounge/Diner
12'9 X 15'1

W.C
2'7 X 4'3

First Floor

Bedroom Two
12'9 X 6'11

Bathroom
6'7 X 6'11





Bedroom Three

6'7 X 6'7

Second Floor

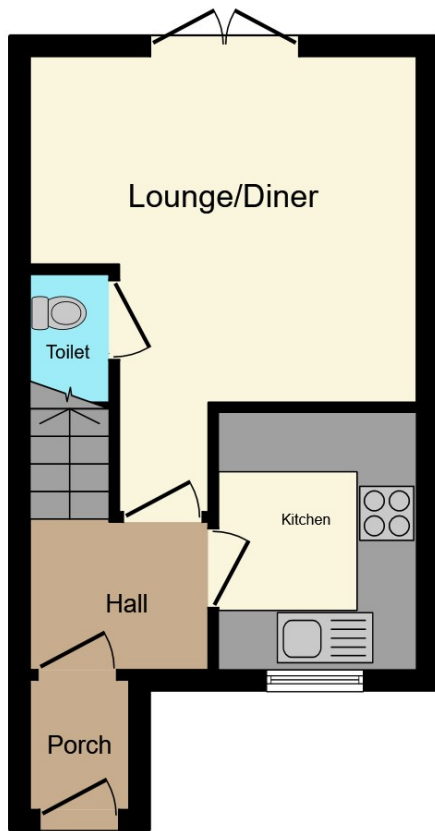
Bedroom One

11'9 X 12'9

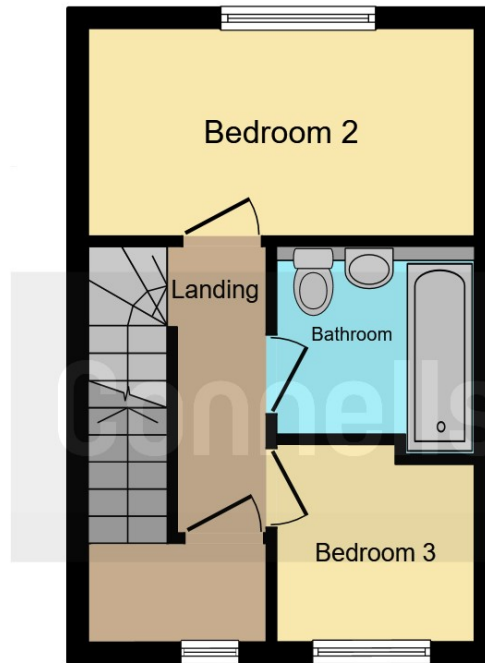
Store

2'7 X 2'11

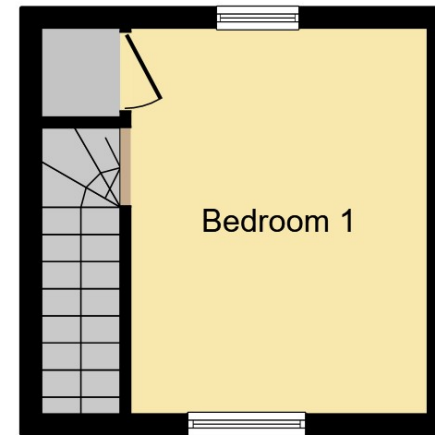




Ground Floor



First Floor



Second Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

’
Pretty two bedroom cottage situated in the highly regarded village of Sutton Courtenay. Offered with no chain and in excellent condition throughout. This home offers a low maintenance garden, parking for two cars in a secure gated car park and is within walking distance to local amenities.

Price

£299,950

Tenure: Freehold

EPC Rating: C

Connells SIGNATURE

To view this property please contact us on

01235 555611

or email abingdon@connells.co.uk

11 High Street, Abingdon, Oxfordshire OX14 5BB

CONNELLS.CO.UK



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

