



Lodden Avenue, Berinsfield

Connells SIGNATURE



Lodden Avenue, Berinsfield

This is a beautifully improved three-bedroom semi-detached family home, meticulously enhanced by the current owners.

The ground floor offers a thoughtfully designed layout, featuring a convenient W/C and a built-in utility area under the stairs.

The heart of the home is the fully equipped kitchen, seamlessly open-plan to the dining area and lounge. This space is bathed in natural light, courtesy of the French doors that open out to the garden, creating a bright and welcoming atmosphere.

Upstairs, are two generously sized double bedrooms - one with built-in wardrobe. The master bedroom boasts views across the neighbouring farm. The third bedroom is a versatile space, perfect for a home office. Completing the upper level is a newly renovated bathroom suite, offering a modern and stylish touch.

This charming home also benefits from driveway parking, a garage, and a shed with power. The front and rear gardens are fully enclosed by fencing, providing a safe and private outdoor space.

Additional upgrades include a complete re-wiring, re-plumbing and fresh decoration throughout.

This property is ready for you to move in and make it your own. Don't miss the opportunity to view this exceptional family home.

Berinsfield offers easy access to the M40 and A34, bus links to Oxford, Didcot and Abingdon, walking distance to the local Co Op, Doctors, Dentist, Pharmacy, Primary School, Nursery, Church and Sports Centre which has a gym and swimming pool.

Ground Floor

Diner/Living Room

11'1 X 21'11

Kitchen

11'1 X 8'6

W.C

2'11 X 8'6





First Floor

Bedroom One

12'9 X 10'5

Bedroom Two

11'5 X 11'5

Bedroom Three

7'6 X 8'10

Bathroom

6'2 X 4'11

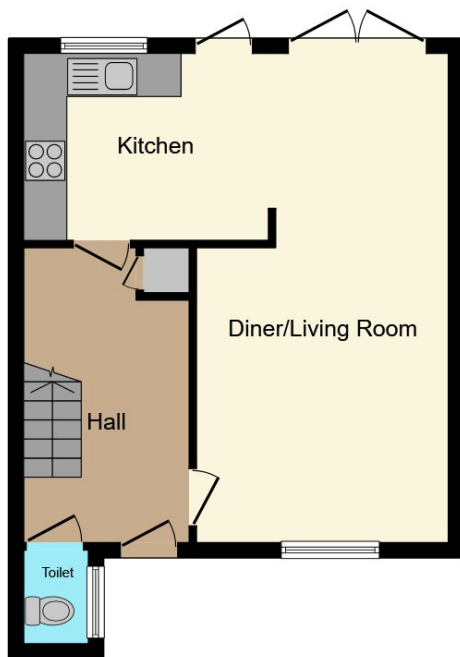
Garage

8'2 X 16'4

Brick Shed

7 X 7'6

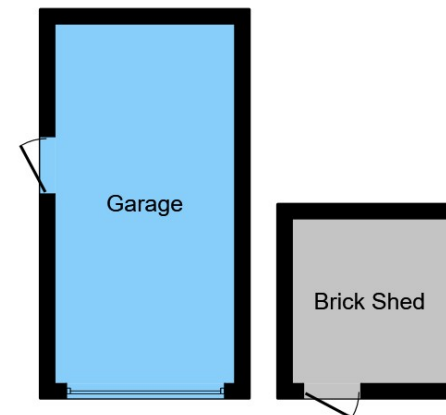




Ground Floor



First Floor



Outbuilding

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

Lodden Avenue, Berinsfield

Three Bedroom Semi-Detached Family Home in exceptional condition throughout which is ready to move into. Features include: open plan lounge and dining area, a third bedroom offering potential to re purpose as home office, driveway parking and a garage.

Price

POA

Tenure: Freehold

EPC Rating: D

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.

