



Connells

Wise Avenue
Kidlington



Property Description

Situated in a sought-after residential area of Kidlington, is this three-bedroom family home that is offered with no onward chain.

As you walk through the front door you will find the kitchen on the left-hand side that is fully fitted and offers plenty of storage space and room for appliances, the living room is located to the rear of the property and has sliding doors that will lead you out and into the private low maintenance rear garden.

As you walk up the stairs you will find three well-proportioned bedrooms and a three-piece family bathroom. Externally to the front of the property there is driveway parking for several vehicles. The private rear garden is ideal for alfresco dining and is low maintenance.

Wise Avenue is conveniently located close to highly rated local schools and nurseries and Kidlington town centre which offers a variety of shops, cafes, and essential amenities as well as offering excellent transport links, with nearby bus services and Oxford Parkway station providing easy access to London and Oxford.



Kitchen

12' 4" x 8' 6" (3.76m x 2.59m)

Integrated oven with gas hob, extractor fan, space for freestanding washing machine, tumble dryer and fridge-freezer. Ample worktop space and storage cupboards

Lounge

14' 10" x 11' 3" (4.52m x 3.43m)

Bedroom One

15' 2" x 8' 9" (4.62m x 2.67m)

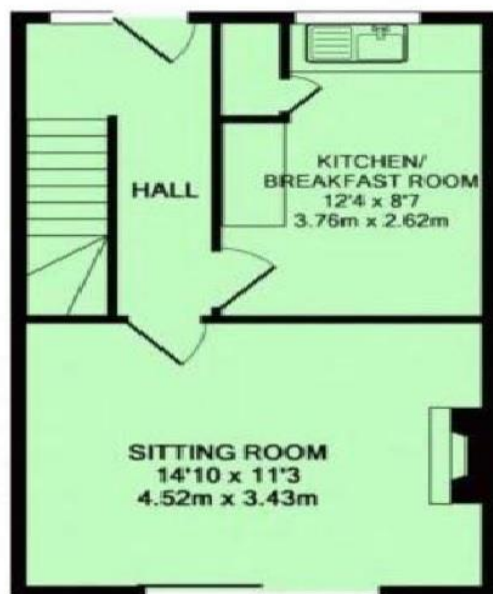
Bedroom Two

8' 8" x 8' 7" (2.64m x 2.62m)

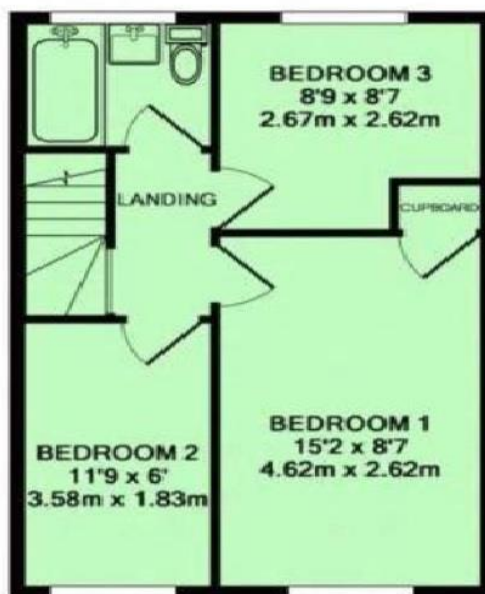
Bedroom Three

11' 4" x 5' 11" (3.45m x 1.80m)





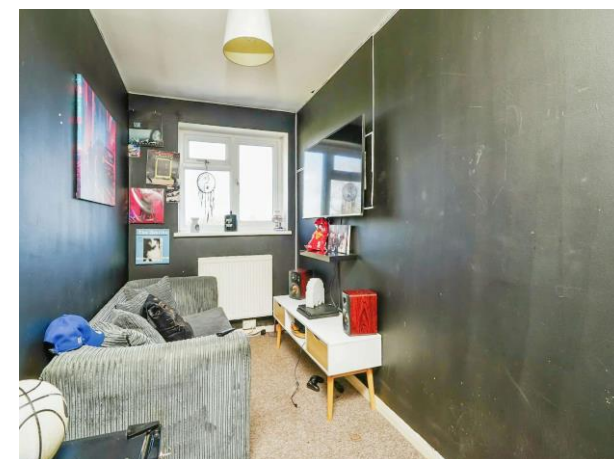
GROUND FLOOR
APPROX. FLOOR
AREA 32.4 SQ.M.
(349 SQ.FT.)



1ST FLOOR
APPROX. FLOOR
AREA 32.4 SQ.M.
(349 SQ.FT.)

TOTAL APPROX. FLOOR AREA 64.8 SQ.M. (698 SQ.FT.)

These measurements are the maximum & are approximate only, they do not take into account minimum measurements. Drawn by EBSurveys.com
Made with Metropix ©2009



To view this property please contact Connells on

T 01993 778 281
E witney@connells.co.uk

13 Corn Street
WITNEY OX28 6DB

EPC Rating: C Council Tax
Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/WNY305469



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WNY305469 - 0004