



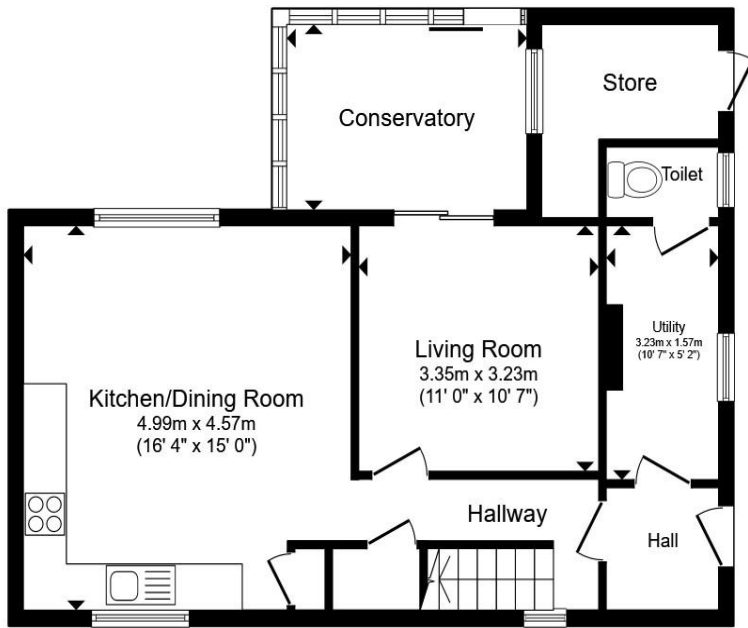
Wick Green, Grove, Wantage, OX12 0AS

Welcome to

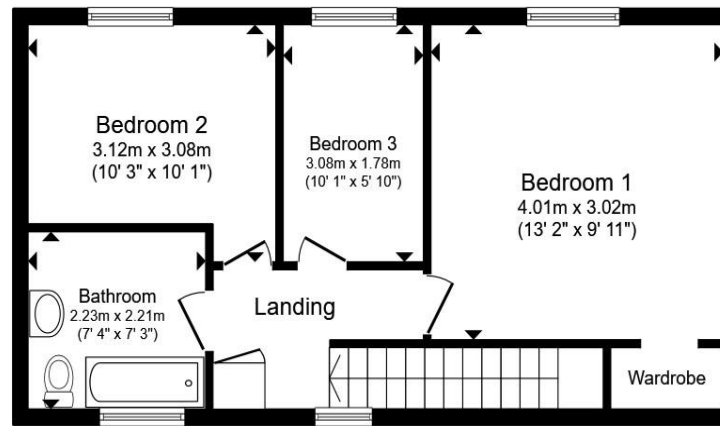
Wick Green, Grove, Wantage

Allen & Harris are pleased to offer this three bedroom semi-detached family home. The property is situated in a popular established residential area and with large front & rear gardens and offers excellent potential to extend subject to the relevant planning permission needed. In brief the property comprises front door to an entrance porch with access to a walk in storage/utility room with cloakroom. Entrance hall with stairs to first floor and understairs storage. There is a separate living area with patio door to a conservatory. An open plan kitchen dining family room gives views both over the front and rear gardens with various fitted cupboards, fitted oven and electric hob, plumbing for dishwasher and pantry cupboard. To the first floor there is a landing with airing cupboard housing boiler, three bedrooms with a built-in wardrobe to the master bedroom and family bathroom comprising panelled bath with rain head shower over, low level WC, wash hand basin and heated towel rail. To the front of the property is an enclosed garden laid to lawn with pathway to front door and side. There is a brick store cupboard accessed via the side of the property. There is a large rear garden, enclosed and offers excellent opportunity for landscaping and as mentioned scope for extension STP. Viewings recommended.





Ground Floor



First Floor

Total floor area 112.4 m² (1,210 sq.ft.) approx

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.propertybox.io

Welcome to

Wick Green, Grove, Wantage

- Semi Detached
- Three Bedrooms
- Kitchen Dining Family Room
- Large Front & Rear Gardens
- Scope for Extension subject to relevant planning permission

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: C

£375,000



Please note the marker reflects the
postcode not the actual property

view this property online allenandharris.co.uk/Property/DID106788



Property Ref:
DID106788 - 0002

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.

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