



Harrison Place, Thame - OX9 3TB

In Excess of £550,000

**TIM RUSS**  
& Company





## Harrison Place

Thame, Oxfordshire

- FOUR BEDROOM DETACHED FAMILY HOME
- BRIGHT AND SPACIOUS WITH AN OPEN PLAN GROUND FLOOR LAYOUT
- WELL APPOINTED KITCHEN THAT OPENS PERFECTLY ONTO THE DINING SPACE
- ATTRACTIVE FRONT & REAR GARDENS
- DOWNSTAIRS CLOAKROOM
- OFF STREET PARKING AND A GARAGE
- CONVENIENTLY POSITIONED FOR THE PICTURESQUE TOWN CENTRE





# Harrison Place

Thame, Oxfordshire

Conveniently positioned offering ease of access to the picturesque town centre, is this bright and spacious four bedroom detached family home. The property has evidently been loved and cherished by the present owner and has been kept immaculately throughout. The accommodation comprises the entrance hall that offers a useful cloakroom/WC off of it. From here, enter the sitting room that is made to feel bright and airy from the large window overlooking the attractive front garden. The sitting room opens onto the dining space leading to the attractive and very well appointed kitchen. This entire space is open and is a great space for the family to enjoy. Views of the particularly well maintained garden can be enjoyed from the dining space, whilst the kitchen offers an excellent range of wall and base mounted units with a useful breakfast bar. A very sociable space indeed.

To the first floor, there are four generous bedrooms offering well proportioned spaces and a family bathroom.

## Outside

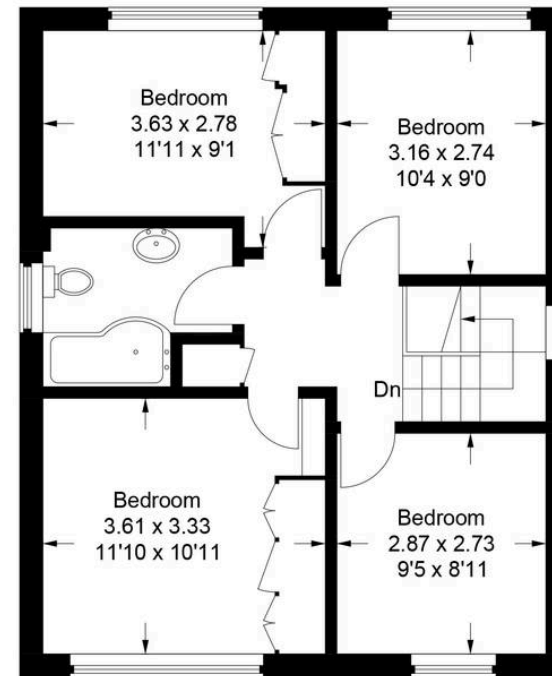
To the front, the property offers plenty of kerb appeal with well stocked borders, an area of lawn with an attractive tree and a cleverly made driveway offering off street parking for two vehicles and a garage. Whilst to the rear, the garden is mainly laid to lawn with a patio terrace perfect for entertaining. The garden enjoys a sunny and private aspect, with the sun setting in the rear garden. **Council Tax band: D; Tenure: Freehold; EPC: C**







**Ground Floor**



**First Floor**

### **3 Harrison Place**

Approximate Gross Internal Area

Ground Floor = 48.4 sq m / 521 sq ft

First Floor = 52.3 sq m / 563 sq ft

Garage = 12.5 sq m / 134 sq ft

Total = 113.2 sq m / 1218 sq ft

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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## **Tim Russ and Company**

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