

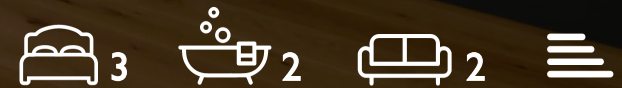
WE VALUE



YOUR HOME



Papist Way, Cholsey  
Asking Price £650,000





Beautifully designed and presented, this brand new, detached family home comes with a wealth of great features from the underfloor heating to the sunny south-facing rear garden complete with its garden studio. The kitchen/diner creates a real heart to the home with bi-folding doors opening out to the garden and with a generous lounge, utility room and cloakroom, the ground floor is both spacious and light. To the upstairs are three double bedrooms, one with an en-suite and a family bathroom. With off-street parking and conveniently located just a short stroll from the village train station, if you are looking for a modern and contemporary home within a village location, this one won't disappoint.







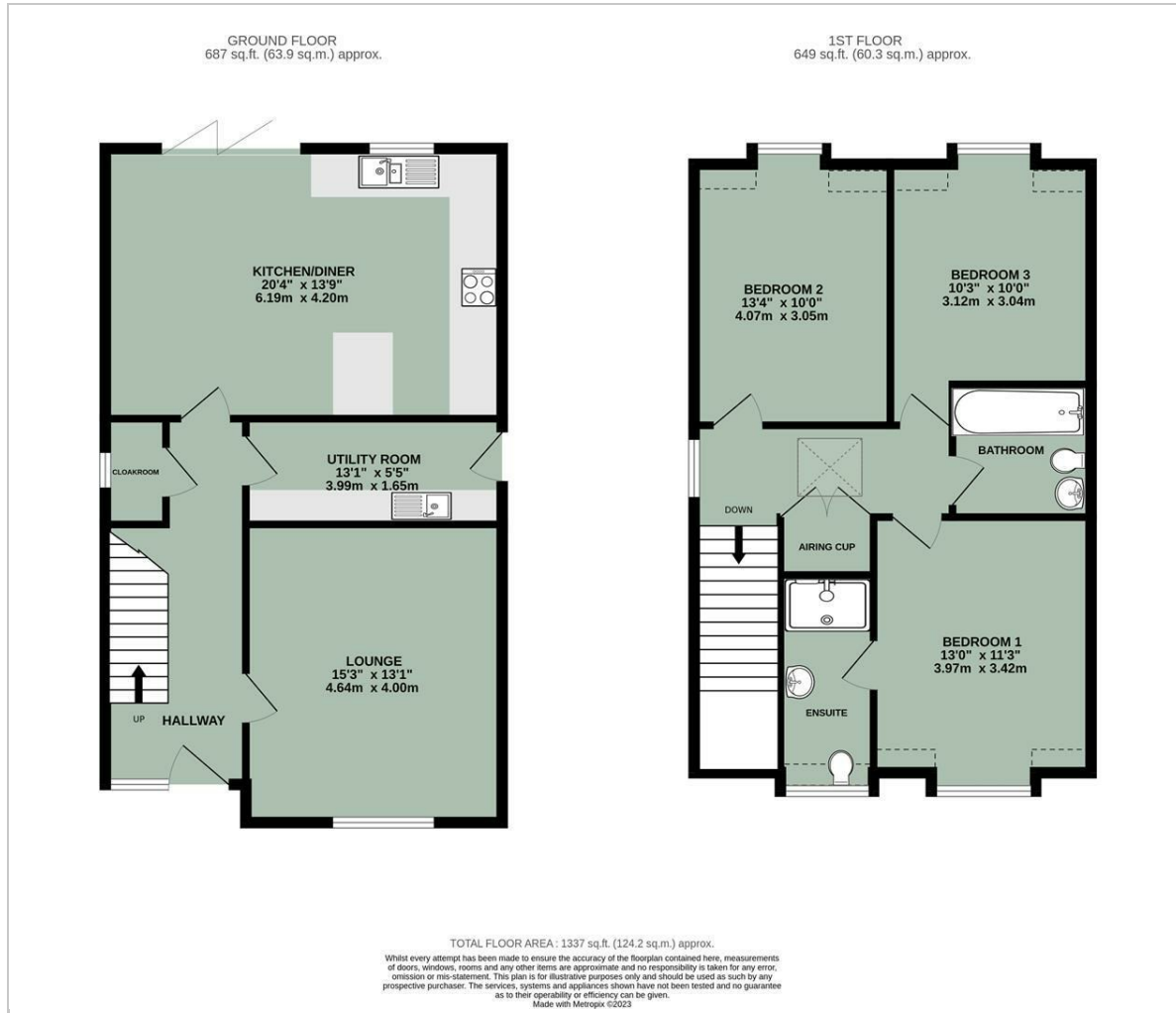
- BRAND NEW DETACHED FAMILY HOME
- THREE DOUBLE BEDROOMS
- OPEN PLAN KITCHEN/DINER
- SOUTH-FACING REAR GARDEN
- UNDERFLOOR HEATING
- UTILITY & CLOAKROOM
- EN-SUITE TO THE MAIN BEDROOM
- GARDEN STUDIO
- OFF-STREET PARKING
- NO ONWARD CHAIN



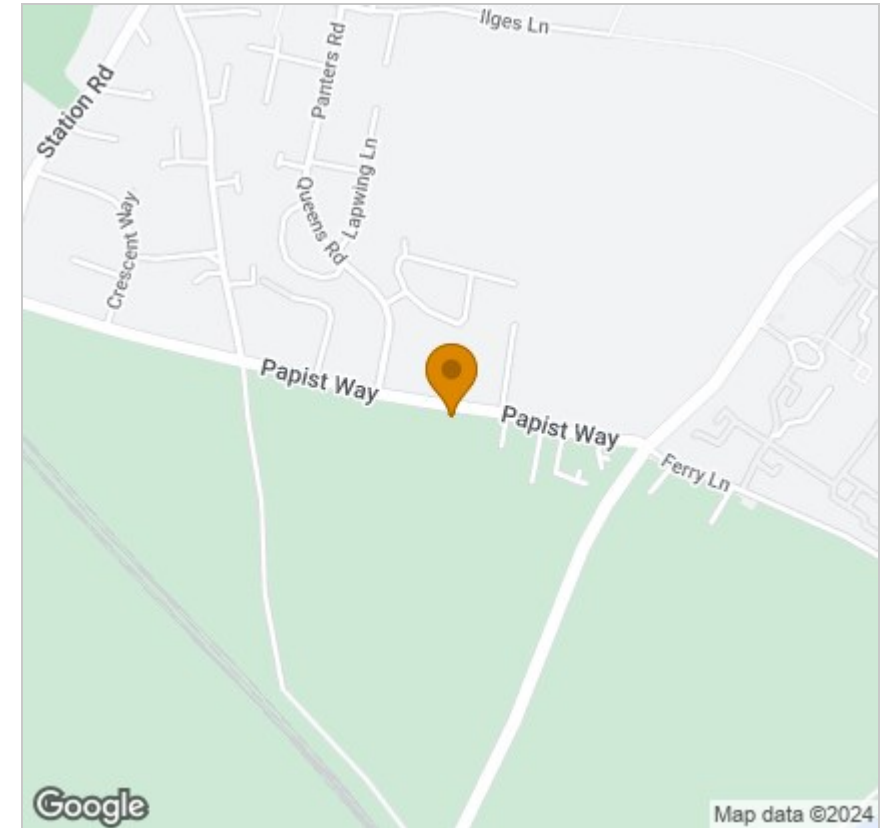
Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs 92 plus <b>A</b>		Very environmentally friendly - lower CO <sub>2</sub> emissions 92 plus <b>A</b>	
81-91 <b>B</b>		81-91 <b>B</b>	
69-80 <b>C</b>		69-80 <b>C</b>	
55-68 <b>D</b>		55-68 <b>D</b>	
39-54 <b>E</b>		39-54 <b>E</b>	
21-38 <b>F</b>		21-38 <b>F</b>	
1-20 <b>G</b>		1-20 <b>G</b>	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO <sub>2</sub> emissions	
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	<b>England &amp; Wales</b>	EU Directive 2002/91/EC

Energy Efficiency Graph

## Floor Plan



## Area Map



## Viewing

Please contact our In House Sales & Lettings Office on 01491 839999 opt.1 if you wish to arrange a viewing appointment for this property or require further information.

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