

WE VALUE



YOUR HOME



Brook Street, Sutton Courtenay
Offers Over £400,000



This charming two-bedroom semi-detached Grade II listed cottage blends period character with modern comfort—offered with no onward chain.

Inside, the cosy lounge features an inglenook fireplace with log burner, leading to a separate kitchen and a versatile dining room/playroom. A contemporary family bathroom completes the ground floor, while upstairs you'll find two bedrooms, both with built-in wardrobes and useful storage.

The landscaped rear garden includes a bordered lawn, gravelled pathways, and mature shrubs, while off-street parking for two vehicles adds everyday convenience. Nestled in a picturesque spot opposite the brook and within walking distance of the River Thames and scenic countryside paths, this home offers the charm of rural living with excellent access links.

What The Owner Says...

"Fantastic community, great access to the countryside and quick access to the A34 and Didcot train station."





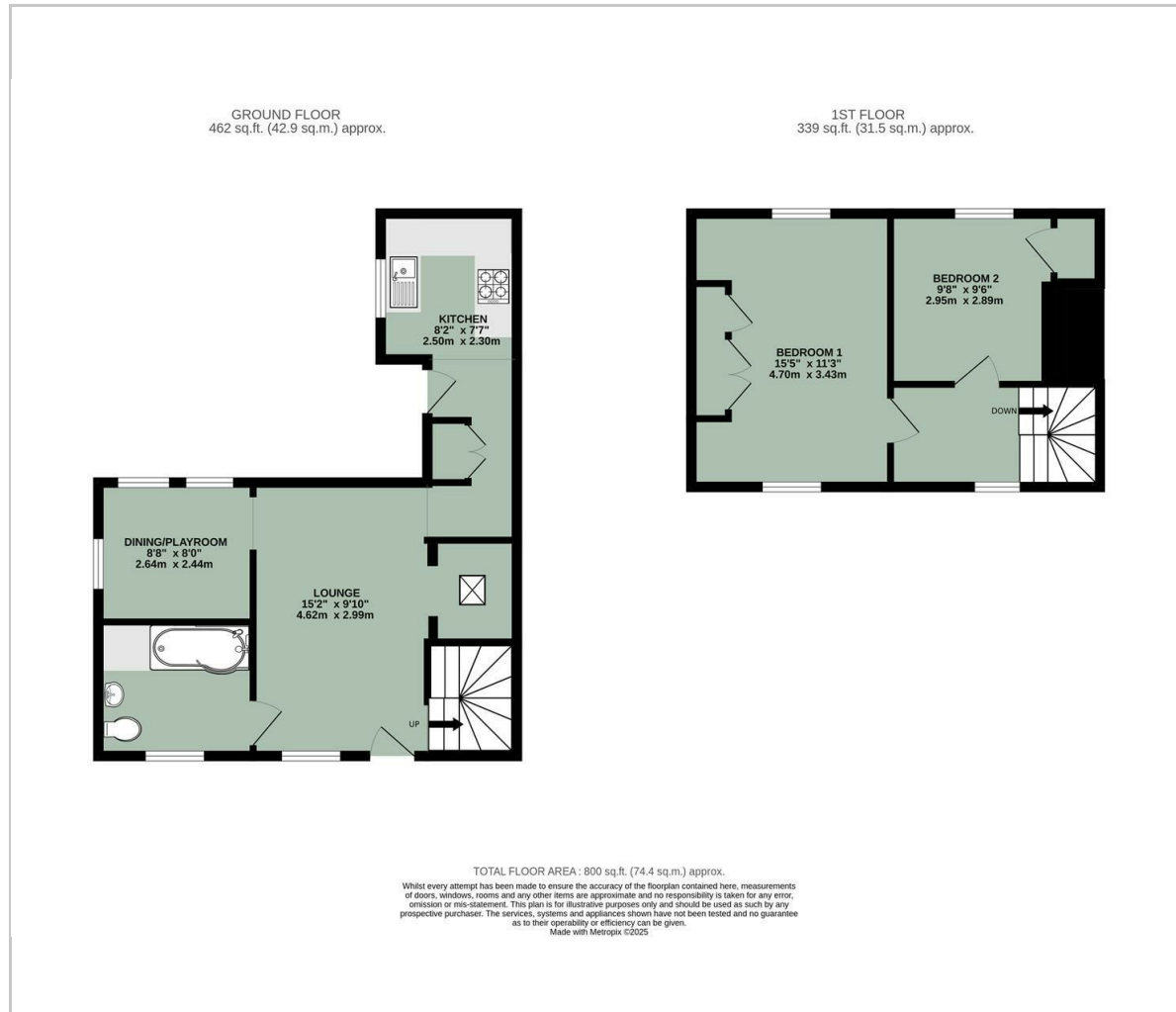
- NO ONWARD CHAIN
- GRADE II LISTED COTTAGE
- LOUNGE WITH INGLENOOK FIREPLACE & LOG BURNER
- LANDSCAPED REAR GARDEN
- CONTEMPORARY FAMILY BATHROOM
- EXPOSED WOODEN BEAMS THROUGHOUT
- OFF-STREET PARKING FOR TWO VEHICLES



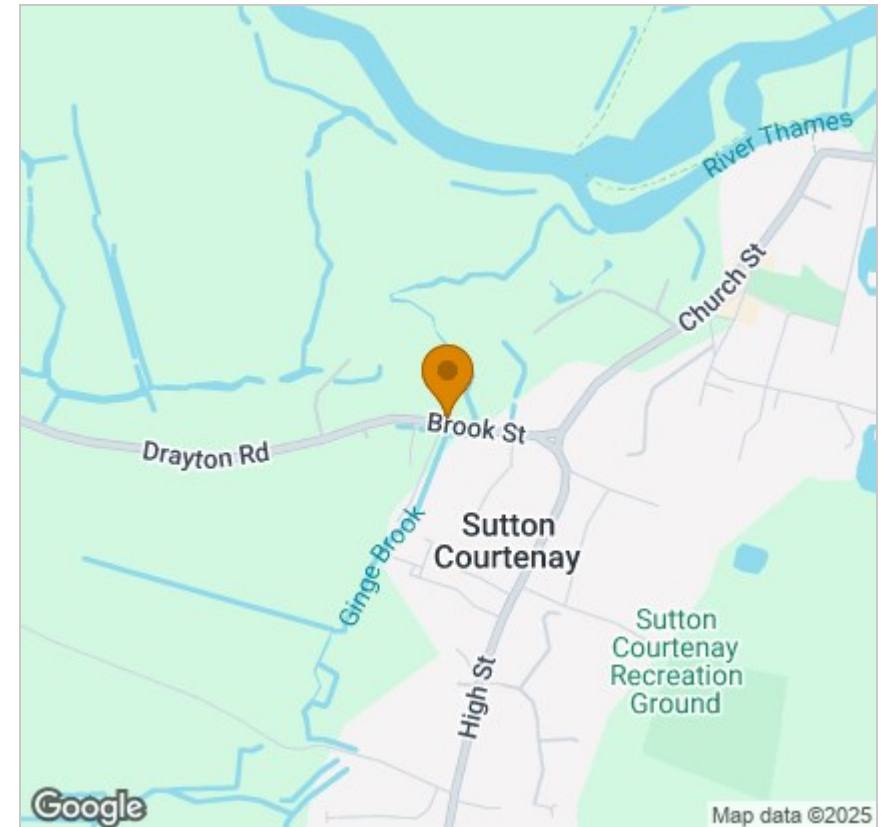
Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(93 plus) A			(93 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC	England & Wales		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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