



61 Dagdale Drive  
Didcot, Oxfordshire, OX11 7XP



**JAMESGESNER**  
- ESTATE AGENTS -



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**OIEO £375,000 FREEHOLD**



Situated at the end of this sought after cul-de-sac on the popular Ladygrove Development is this nicely presented three-bedroom house with allocated parking for one car, double glazing, gas heating and south facing garden. Offered with no onward chain. Providing easy access to the Station and Didcot's town centre.

Accommodation comprises; entrance hallway, cloakroom, lounge, dining room, kitchen, conservatory, single garage, re-fitted shower room and three bedrooms. To the front there is driveway parking for two cars leading to the garage with electric roller door. The rear gardens are south facing and fully landscaped with a patio and artificial grass.



Within the development there are two primary schools, the Oak Tree Health Centre, Willowbrook Gym, a Nursery, a Public House and a small selection of shops including a pharmacy and a Co-op general store. The development also benefits from a children's play area, tennis courts, two lakes and a skate park.

Didcot is the principal town of South Oxfordshire with a growing population of over 25,000. There have been many changes in recent years to the town centre with the addition of the 'Orchard Shopping Centre' providing Didcot with a variety of shops, theatre & arts centre and a multiplex cinema.



There are two single sex secondary schools, St Birinus and Didcot Girls School and six Primary schools in the town. With excellent links to the motorway and the nearby A34.

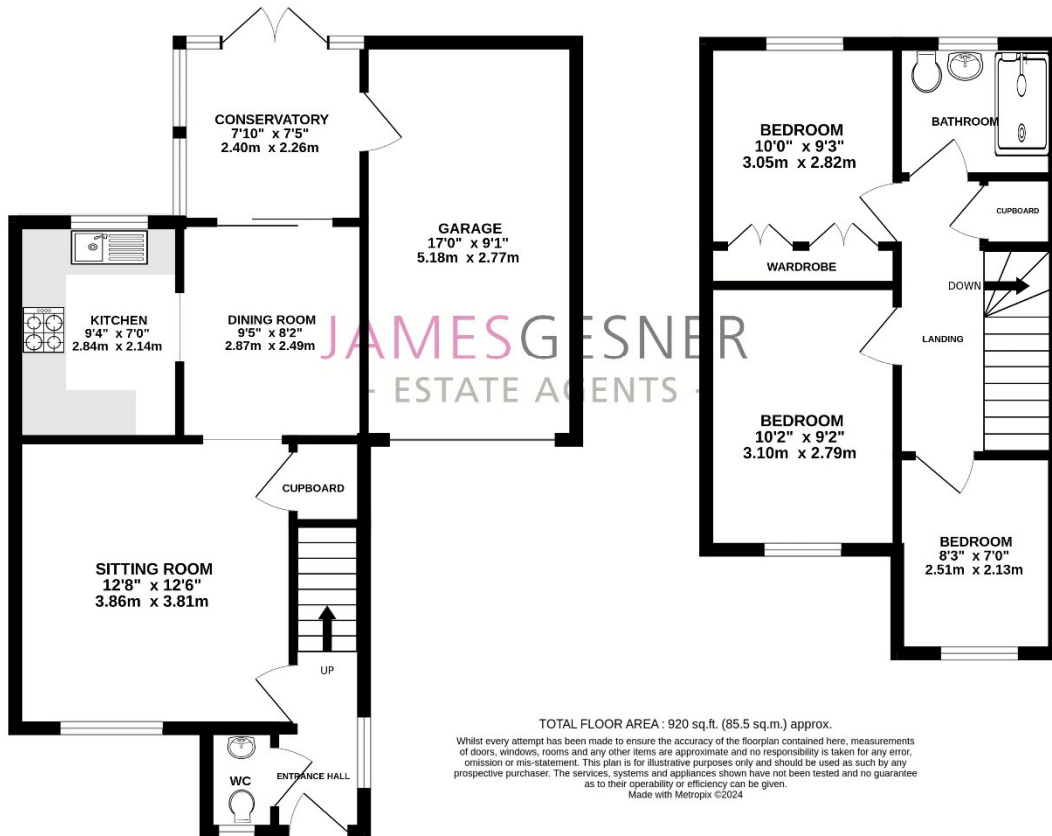
Didcot Parkway station (undergoing a program of major redevelopment) offers excellent train links to Swindon, Bristol, Cardiff and London Paddington.



GROUND FLOOR  
567 sq.ft. (52.7 sq.m.) approx.



1ST FLOOR  
353 sq.ft. (32.8 sq.m.) approx.



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