



5 Joyce Way  
Steventon, Oxfordshire, OX13 6GA



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Steventon  
Oxfordshire  
OX13 6GA**

**GUIDE £500,000 FREEHOLD**





Situated in a delightful location on the edge of this small select development is this immaculately presented three bedroom detached home with larger than average landscaped gardens, garage and driveway parking for two cars.

Accommodation comprises; entrance hallway, cloakroom, 18' dual aspect lounge, 18' dual aspect and fully integrated kitchen/dining room with French doors to the garden, utility room, three bedrooms (two doubles and a single), en-suite to the master and a family bathroom.

The garage has been converted to provide a home office/studio with the front left for storage with driveway parking for two vehicles. The garden has been professionally landscaped with a patio, lawn, artificial lawn perfect for children to play on and raised beds.

The property is situated towards the edge of the village in this exclusive development but only a short walk from the historic Causeway, village green, well regarded primary school and co-op store/Post office that serve the village plus the award winning bakery, Public Houses sports clubs and playground within the development.



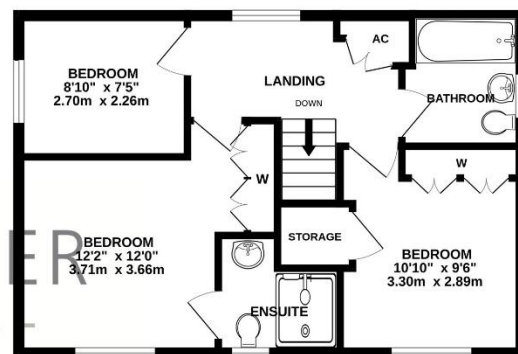
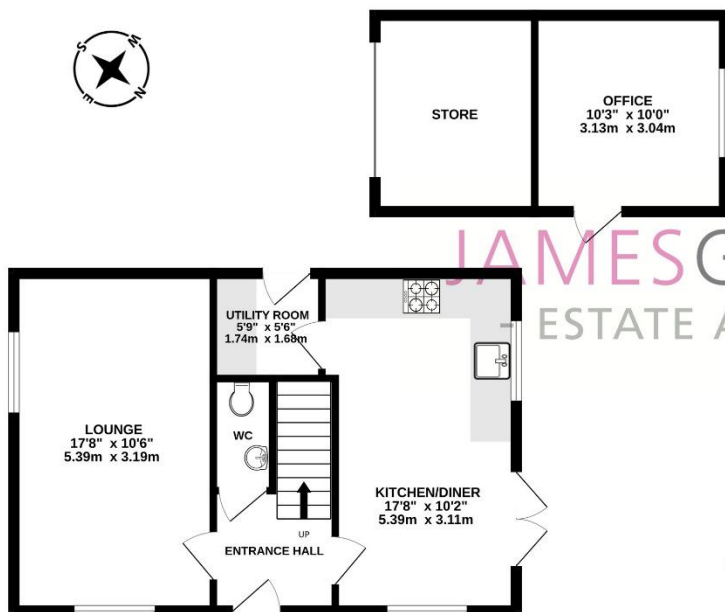
Steventon is well placed for Abingdon, Oxford and Didcot with its mainline station for London Paddington (approximate journey time of 45 minutes). There is also a modern village hall and in neighbouring Drayton a 18 hole golf course. A regular bus service runs through the village to serve both Abingdon and Didcot and the A34 is within easy reach. A feature of the development are its open spaces and pathways overlooking open countryside.





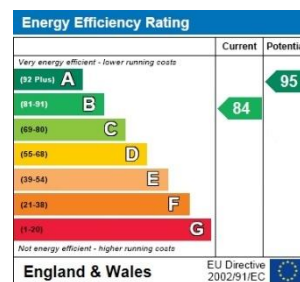
GROUND FLOOR  
655 sq.ft. (60.9 sq.m.) approx.

1ST FLOOR  
466 sq.ft. (43.3 sq.m.) approx.



TOTAL FLOOR AREA : 1121 sq.ft. (104.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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