



141 The Avenue, Kennington OX1 5QZ

141 The Avenue

Kennington, Oxford

A highly attractive bay fronted semi detached home extremely well situated within this most sought after Oxfordshire village, benefitting from immediate vacant possession and no onward chain, offering genuine scope to extend and improve to create a stunning family home within this highly coveted location.

The Avenue is well-situated within a delightful non-estate location on the edge of this popular village. The property is within walking distance of many nearby amenities including shops, school, church and public house. As well as stunning walks in Bagley woods, the local protected meadow and the Thames. There is an excellent bus service into Oxford city (circa. 2 miles) and the nearby town of Abingdon (circa. 5 miles) and the A34 is close by for road links to the north and south.

Leave Abingdon town centre using Stratton Way and keep left onto the Vineyard. Turn right at the roundabout onto the Radley Road and leave Abingdon town in the direction of Radley. On entering the village, take the first turning on the left hand side onto Whites Lane, signposted Kennington. Proceed into the village of Kennington via The Avenue where the property can be found on the right hand side, clearly indicated by the 'For sale' board





Key Features

- Entrance porch through to good size entrance hall incorporating under stair storage
- Living room to the front aspect with attractive bay window semi open plan to the dining room
- Good size separate dining room with sliding doors into the sunroom and views over the rear garden
- Fitted kitchen with window to the side aspect
- Extended accommodation providing a utility space, WC and sunroom with door onto the gardens
- To the first floor are three well proportioned bedrooms (bedrooms 1 & 2 benefitting from built in storage)
- A family bathroom with neutral colour suite and electric shower over bath
- Externally the property benefits from ample driveway parking a single garage with up and over door and personal door from the rear garden
- Wonderfully mature 100' rear garden offering excellent degrees of privacy

Council Tax band: D Tenure: Freehold EPC:











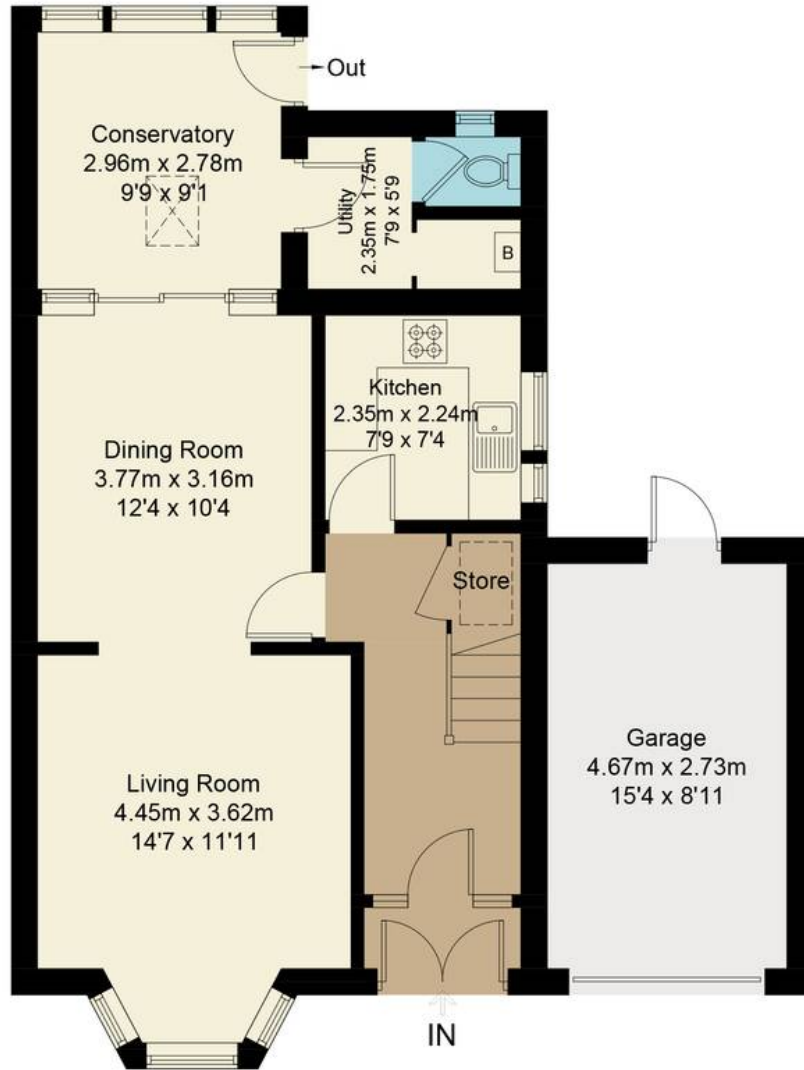


The Avenue, OX1


Approximate Gross Internal Area = 101.0 sq m / 1087 sq ft

Garage = 13.1 sq m / 141 sq ft

Total = 114.1 sq m / 1228 sq ft



Ground Floor

 = Reduced headroom below 1.5m / 5'0



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards.
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