



48 Shelley Close, Abingdon OX14 1PR

48 Shelley Close

An extremely well positioned three bedroom semi detached home located in this highly sought after and convenient no-through road in North Abingdon, with ample driveway parking, a single garage and beautiful South West facing rear garden.

Shelley Close is an established North Abingdon development particularly well liked by residents who appreciate a quiet cul-de-sac setting complemented by easy pedestrian access to many nearby amenities including good shops, church, public house and a nearby bus stop offering an excellent service to nearby Abingdon town centre and Oxford City with its many amenities and attractions.

Bedrooms: 3

Bathrooms: 1

Reception Rooms: 2

Council Tax Band: D

Tenure: Freehold

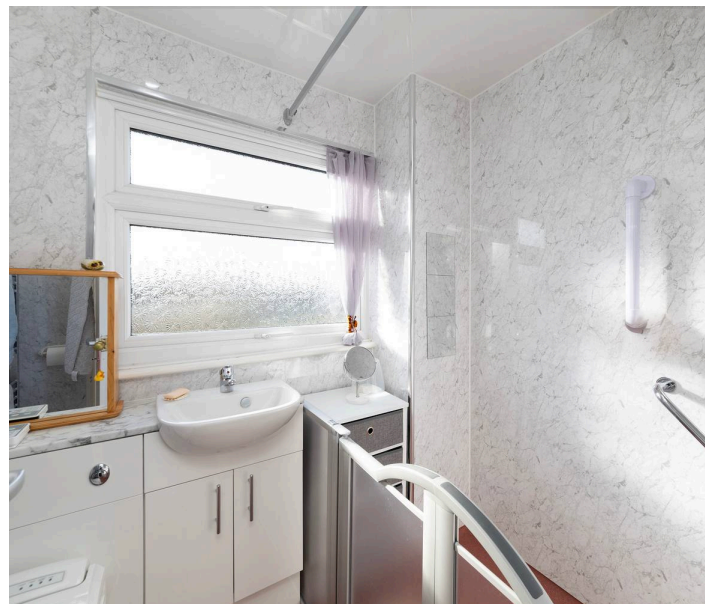
EPC: D





Key Features

- Entrance porch leading through to entrance hall with ample storage space
- Spacious living room with a large window overlooking the sizable, mature front gardens this flows through to separate dining room with sliding doors opening out onto a paved rear terrace
- Re-fitted kitchen overlooking the rear garden with door out to the side
- To the first floor are three well proportioned bedrooms, bedrooms one and two both benefitting from built-in wardrobes
- Re-fitted wet room style shower room to the rear aspect
- Externally the property benefits from generous driveway parking for multiple vehicles, gated side access and a detached single garage with fully operational cloakroom off
- Wonderfully mature and well planted rear gardens offering excellent degrees of privacy mainly laid to lawn with mature planted borders - the whole enclosed by fencing





Shelley Close, OX14

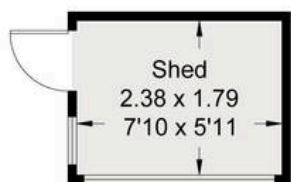
Approximate Gross Internal Area = 73.40 sq m / 790 sq ft

Shed = 4.30 sq m / 46 sq ft

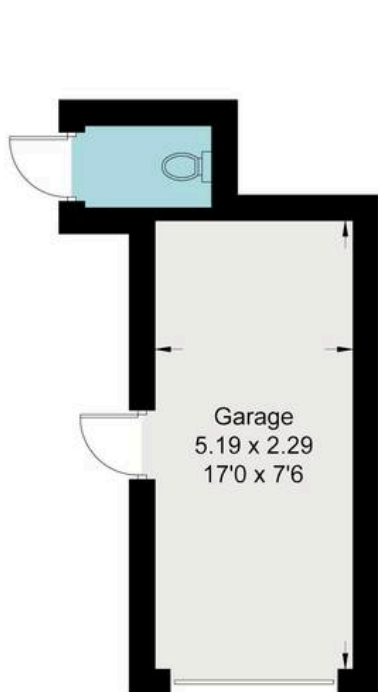
Garage = 13.40 sq m / 144 sq ft

Total = 91.10 sq m / 980 sq ft

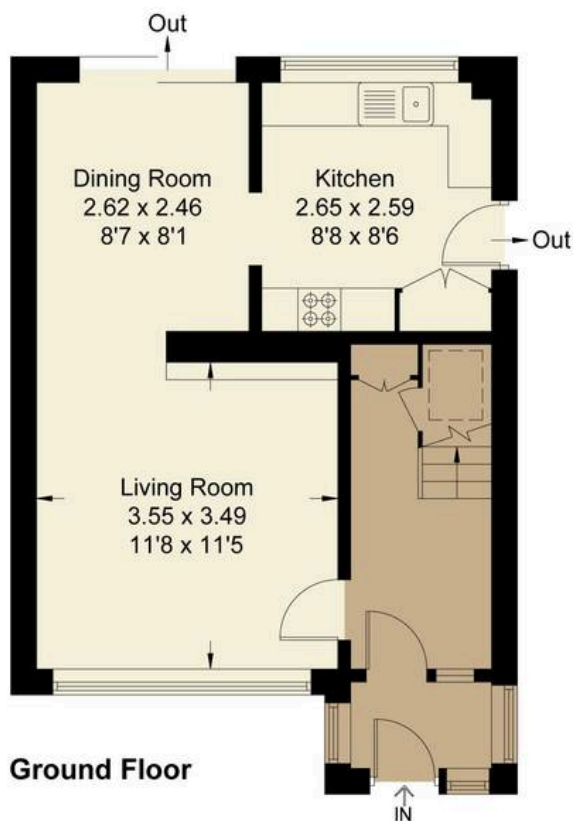
For identification only - Not to scale



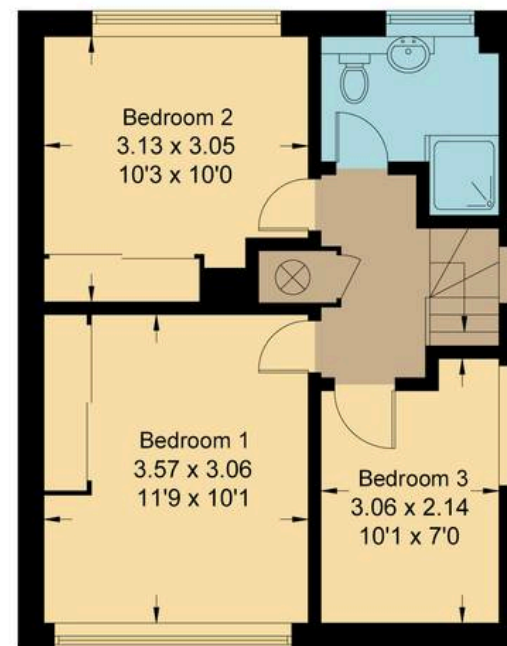
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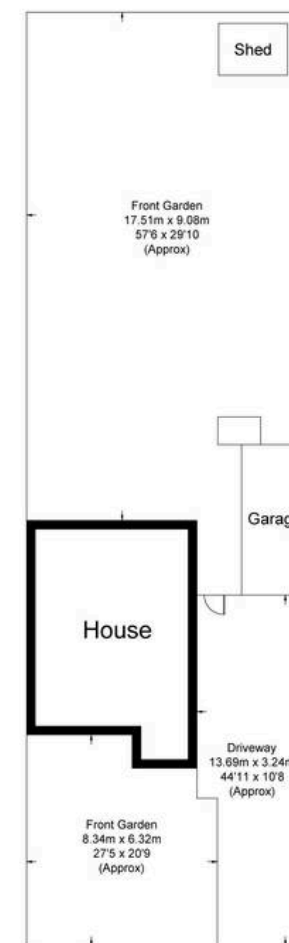
Garage



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards.
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