



26 Fettiplace Road, Marcham OX13 6PL



## 26 Fettiplace Road

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Superbly presented four-bedroom semi detached family home, well situated in the heart of this very popular village offering many features and attractive corner plot southeast facing gardens.

Fettiplace Road is located within the heart of this popular village offering easy pedestrian access to many nearby amenities including post office, ancient parish church, primary school, public house and good sporting facilities. There is a quick route onto the A34 leading to many important destinations north and south including Oxford city (circa. 10 miles), Abingdon town (circa. 3 miles) and Didcot with its mainline railway station (circa. 8 miles) to London Paddington, ideal for commuters

Bedrooms: 4

Bathrooms: 1

Reception Rooms: 2

Council Tax Band: D

Tenure: Freehold

EPC: C







## Key Features

- Inviting entrance hall with useful cloakroom off, leading to formal front facing lounge
- Well equipped kitchen and breakfast room with an excellent selection of floor and wall units and door leading to the rear gardens
- Spacious separate dining room with French doors leading out to the extensive patio and southeast facing corner plot gardens
- Large first floor main double bedroom featuring built-in wardrobe cupboards
- Three further spacious bedrooms and stylishly refitted bathroom with contemporary white suite
- Well maintained southeast facing corner plot rear gardens featuring patio and lawns - the whole enclosed by fencing
- Landscaped front gardens leading to extensive on-street parking

















BRITISH  
PROPERTY  
AWARDS  
2024

GOLD WINNER

ESTATE AGENT  
IN ABINGDON



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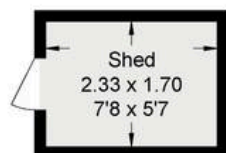
# Fettiplace Road, OX13

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

Shed = 4.0 sq m / 43 sq ft

Total = 105.0 sq m / 1130 sq ft

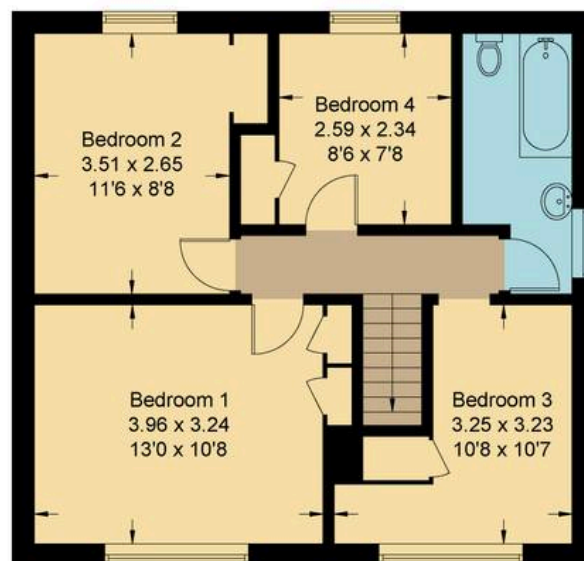
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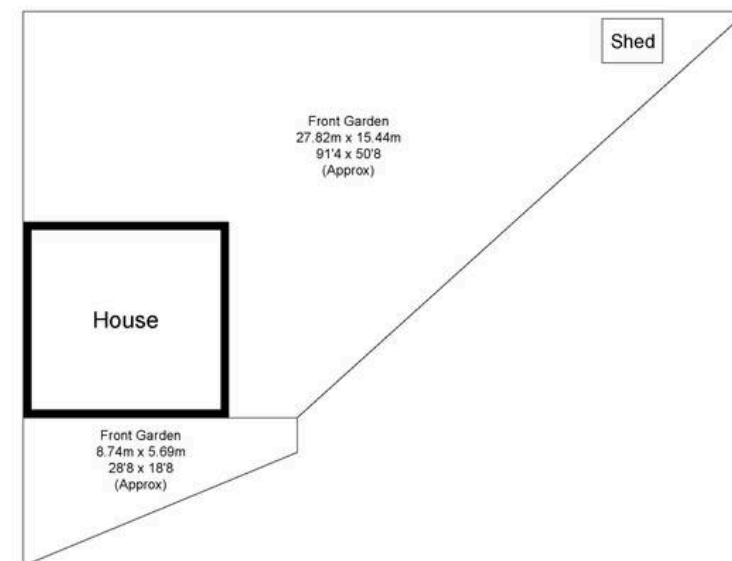
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Location / Orientation)



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards.  
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