



 **Hodsons**
YOUR HOME. OUR BUSINESS.
Sales | Lettings

Manor Green, Harwell

A well presented five bedroom detached house situated on the no through location of Manor Green, Harwell. Nestled in the cul-de-sac and looking out over the green the arrival to the property is welcoming. With driveway parking for 3 cars, access to the garage and gated access on both sides of the property leading into the garden.

Coming into the property via a useful porch area which has ample storage space and leading into the hallway with cloakroom. The kitchen has generous storage and space for a table and chairs. The spacious lounge is bright and airy with a lot of natural light coming in through the patio door and window and looking out over the garden. With access from the lounge into the dining room which offers a comfortable space for entertaining and the spacious conservatory which also looks out over the garden. There is an additional reception room on the ground floor which has a storage cupboard and an integral door leading into the garage.

The first floor offers the main bedroom with fitted wardrobes and en-suite shower room. There are a further two double bedrooms one with a fitted wardrobes and two single bedrooms one of which has a fitted wardrobe. The family bathroom with both bath and separate shower cubical completes the property.

The garden is mainly laid to patio with shingle area there are mature shrubs and a large well maintained hedge offering privacy. There is also a shed offering extra storage.



Discover the Heart of Your Future Home

- Situated on a no through road and looking out over a green space. There is driveway parking for at least 3 cars, access to the garage and gated side access into the garden.
- The bright and airy comfortable lounge looks out over the garden and gives access to both the separate dining room and comfortable conservatory.
- Additional reception room on the ground floor with integral door leading into the garage
- Generous kitchen with ample storage and space for a small table and chairs
- Main bedroom has en-suite and fitted wardrobe.

5		Bedrooms	Council tax band	F
3		Receptions	Tenure	Freehold
2		Bathrooms	EPC rating	C



The bright and airy comfortable lounge looks out over the garden and gives access to both the separate dining room and comfortable conservatory.



The main bedroom has fitted wardrobes and en-suite shower room. There are a further two double bedrooms and two single bedrooms.



Location..

Situated in the village of Harwell and offering easy access to the A34, Harwell Campus and the town of Didcot and the train station. Harwell Primary school is within walking distance of the property and you are close to the village pub, local shop and butchers. There is a regular bus service through the village.





Viewing Arrangements

Viewing arrangements are strictly via Hodsons Estate Agents, please call 01235 553686.

About Hodsons.

Hodsons Estate Agents is an independent and established family-run Estate Agency. As local agents we provide an exemplary property service throughout Didcot, Wallingford and all the surrounding villages. We are dedicated to understanding your needs and putting your interests first, guiding you through your property journey, giving honest, professional advice until completion. Yes, we are genuinely interested! The outcome does matter to us! We will go above and beyond to get you moving. Backed by the Law Society, extra peace of mind is assured. If you are considering moving, or would simply like some advice, talk to us today.





Manor Green, OX11

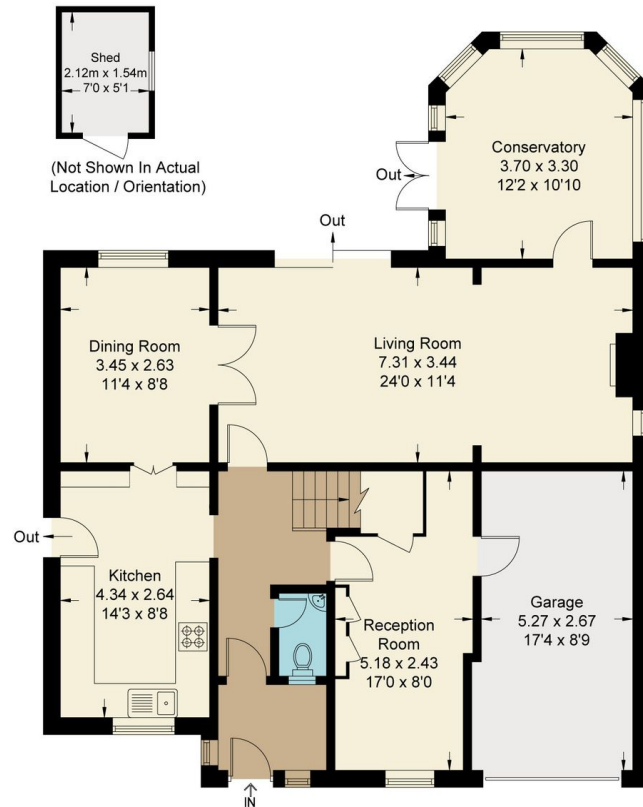
Approximate Gross Internal Area = 159.20 sq m / 1714 sq ft

Shed = 3.30 sq m / 36 sq ft

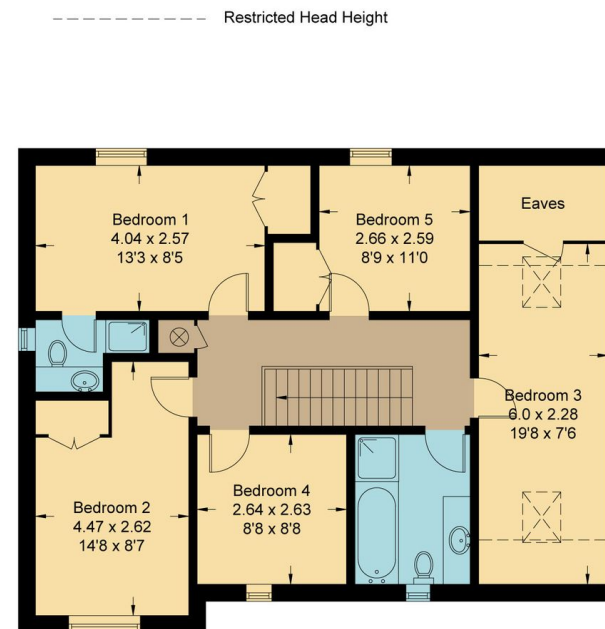
Garage = 14.40 sq m / 155 sq ft

Total = 176.90 sq m / 1905 sq ft

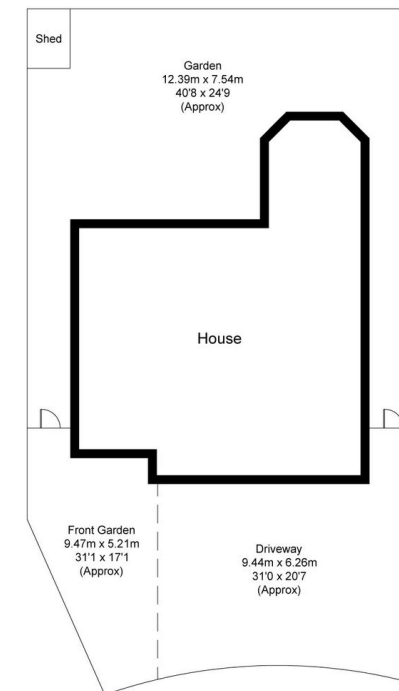
For identification only - Not to scale



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards.
Not to scale, for illustration and layout purposes only.
© Mortimer Photography. Produced for Hodsons.
Unauthorised reproduction prohibited

220 Broadway, Didcot,
Oxon, OX11 8RS

T: 01235 511406
E: didcot@hodsons.co.uk

www.hodsons.co.uk

Hodsons
...your move, our passion
Sales | Lettings