



Calder Way, Didcot, Oxfordshire, OX11 7QG

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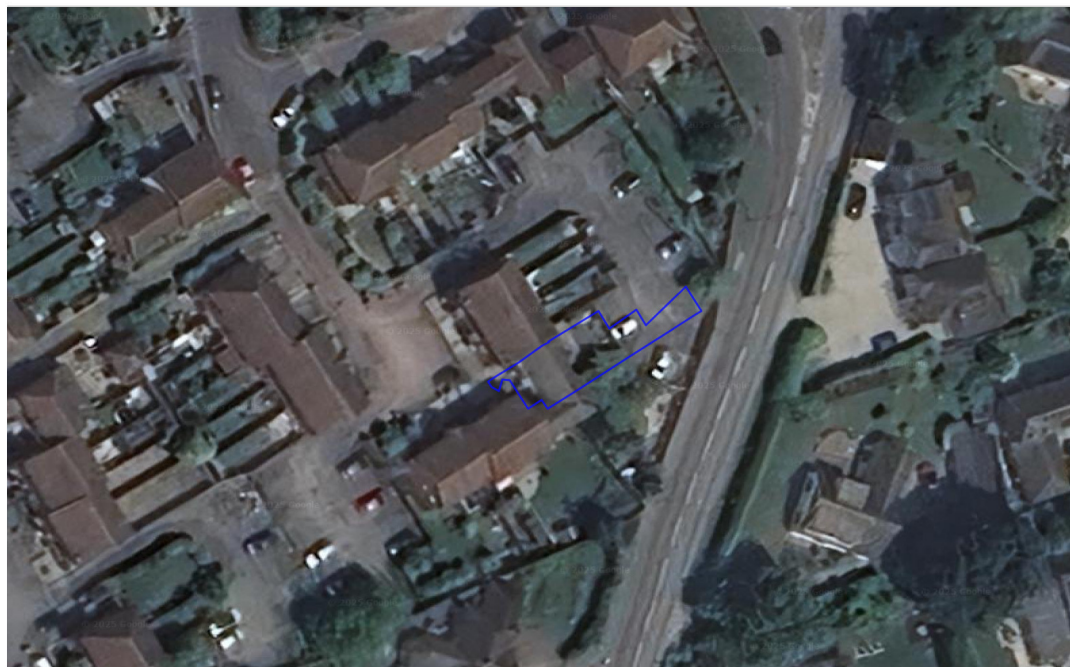
Calder Way, Didcot.

A well-presented two-bedroom home, ideally positioned within a sought-after cul-de-sac on the popular Ladygrove development. The property features a generous 15ft dual-aspect living room, complete with sliding doors that open directly onto the secluded rear garden, creating a bright and inviting space. The fitted kitchen/dining room offers a practical layout with a good range of cabinetry, worksurface space and appliances, along with direct access to the garden. Upstairs, there are two well-proportioned bedrooms, both served by modern bathroom facilities.

The low-maintenance rear garden benefits from gated access leading to ample off-road allocated parking. Additional features include double glazing throughout and modern replacement electric heaters, ensuring comfort and efficiency.

Offered to the market with no onward chain, this property is situated within the highly regarded Ladygrove Primary School catchment and is just 0.9 miles from Didcot Parkway Station, making it an ideal choice for commuters and families alike.

The Ladygrove Development remains one of Didcot's most sought-after locations, offering a superb blend of convenience, community, and open greenspace. The area boasts generous, well-maintained open spaces and play areas, along with excellent walking and cycling routes that make the outdoors easily accessible. Residents benefit from convenient transport links to Didcot Parkway, Oxford, and London, while enjoying a strong sense of community supported by nearby amenities, schools, and local groups.



- Being sold with no onward chain complications.
- Desirable cul-de-sac position within the sought-after Ladygrove development.
- Dual-aspect living room provides an abundance of natural light throughout the day with sliding doors onto the garden.
- Generous kitchen/dining room with a range of cabinetry and appliances.
- Replacement efficient electric heaters.
- Low maintenance rear garden with gated access leading conveniently off-road allocated parking.

2		bedrooms
1		receptions
1		bathrooms

Council Tax Band: C

Tenure: Freehold

EPC Rating: TBC

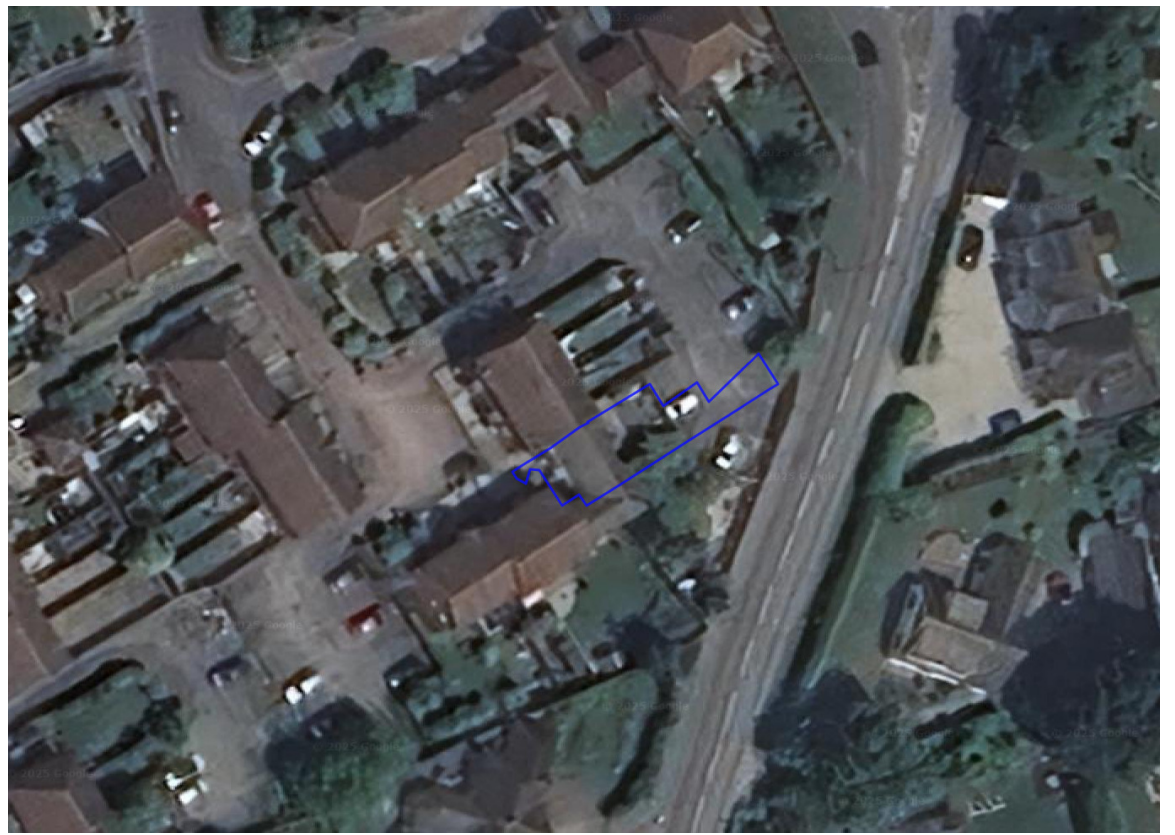


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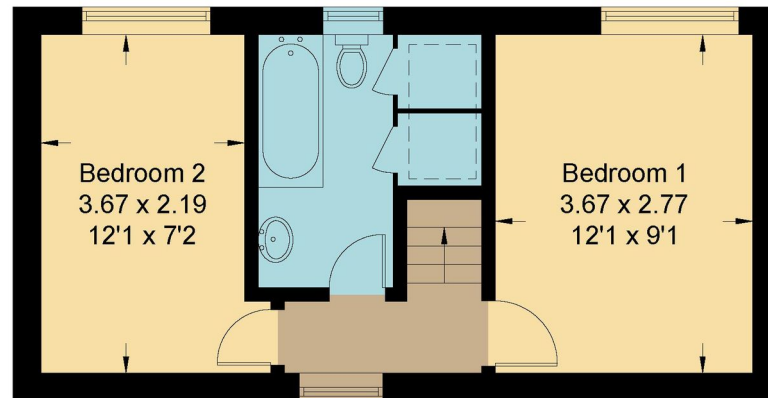
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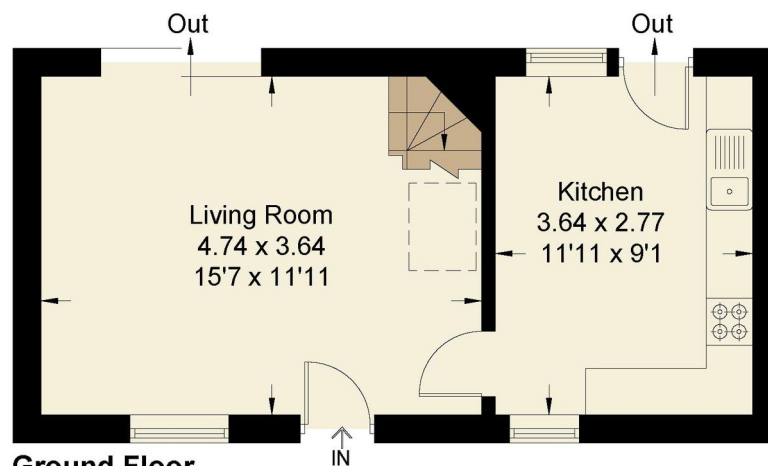
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Approximate Gross Internal Area = 55.80 sq m / 601 sq ft

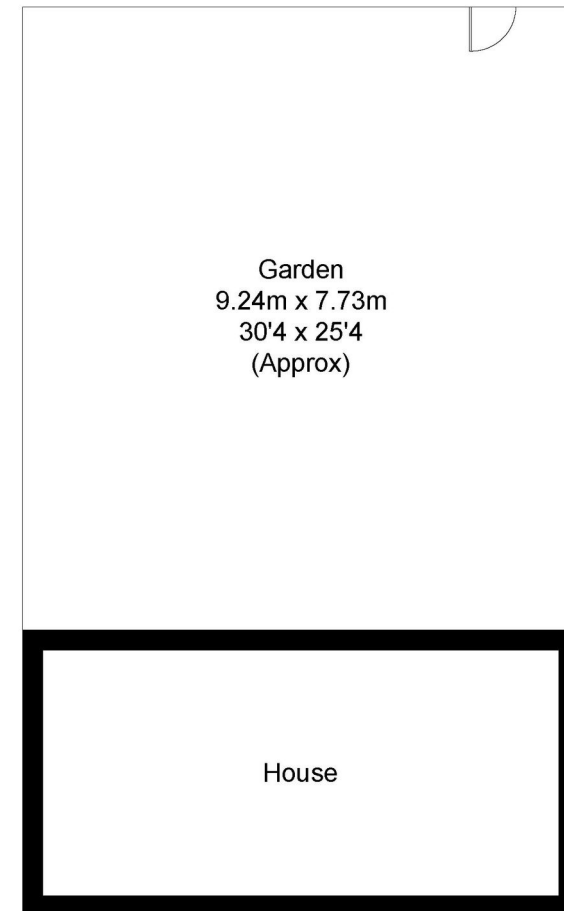
For identification only - Not to scale



First Floor



Ground Floor



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