



Linnet Grove, Didcot, Oxfordshire. OX11 6HZ



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## Linnet Grove, Didcot

A beautiful four-bedroom detached family home, pleasantly situated on a quiet no-through road within the popular Great Western Park development. Enjoying open views across nearby fields, the property offers a peaceful setting, complemented by generous parking provisions.

The accommodation begins with a welcoming entrance hallway featuring a cloakroom and useful storage cupboard. This leads through to the bright and airy kitchen/diner, which benefits from triple-aspect windows flooding the space with natural light. The kitchen is well equipped with ample storage, integrated appliances, and access to a separate utility area with an integrated washer/dryer. The comfortable living room enjoys attractive views to the front over green space and features French doors opening directly onto the rear garden, providing an ideal space for both relaxation and entertaining.

To the first floor, the generous principal bedroom is served by a modern en-suite shower room, alongside two further double bedrooms and a well-proportioned single bedroom. A contemporary family bathroom completes the internal accommodation.

Occupying a corner plot, the property benefits from extensive off-road parking, including a driveway providing access to the single garage with parking for two vehicles, as well as an additional three parking spaces to the side of the home.

Externally, the attractive front garden is mainly laid to lawn with established flower beds, while gated access leads to the enclosed rear garden, which is also predominantly laid to lawn and features a patio area ideal for outdoor dining and entertaining.

Situated within easy walking distance of local amenities, close to the town centre and Didcot Train station you are also close to local primary and secondary schools. You have good transport links to the A34, Harwell and the Reading Road. There is a bus route through the development which takes you to the train station and town centre.



- Four-bedroom detached family home, quietly positioned on a no-through road with remaining NHBC warranty.
- Welcoming entrance hallway with cloakroom and useful storage cupboard..
- Comfortable living room with pleasant front-facing views over green space and French doors opening onto the rear garden.
- Corner plot position offering extensive off-road parking, including a driveway for two vehicles leading to a single garage and additional parking to the side.

4		bedrooms
1		receptions
2		bathrooms

Council Tax Band: E

Tenure: Freehold

EPC Rating: B



The comfortable lounge has beautiful views to the front looking out onto the green space and there are French doors leading into the garden.



The generous main bedroom with en-suite shower room, a further two double bedrooms and a generous single bedroom.



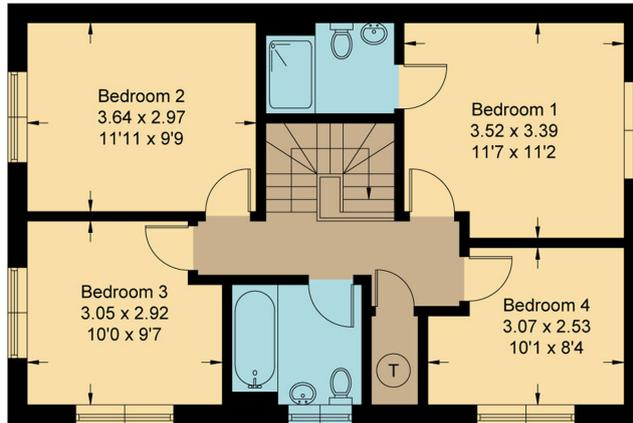




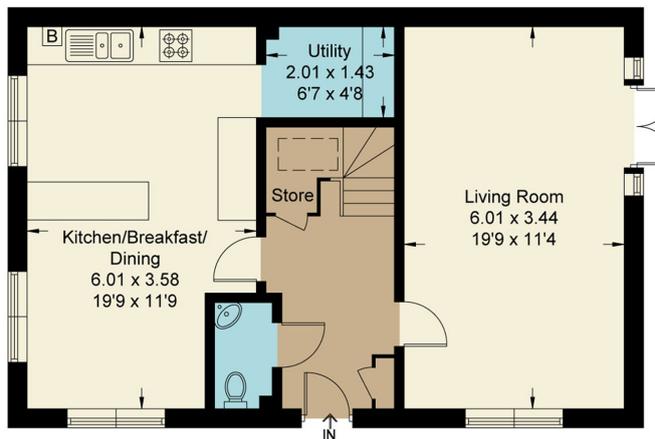
Enclosed rear garden predominantly laid to lawn with a patio area ideal for outdoor entertaining.

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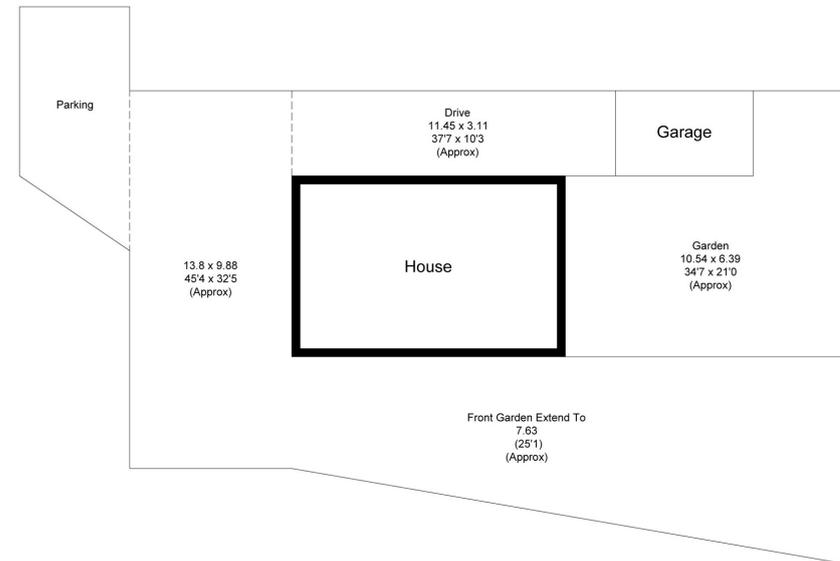
Approximate Gross Internal Area = 131.20 sq m / 1412 sq ft  
For identification only - Not to scale



**First Floor**



**Ground Floor**



Floor plan produced in accordance with RICS Property Measurement Standards.  
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