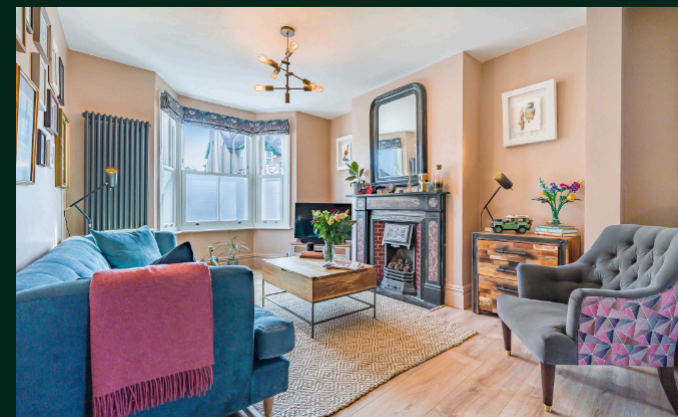


53 QUEENS ROAD

THAME, OXFORDSHIRE. OX9 3NF



HAMNETT
HAYWARD

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A truly stunning three bedroom Victorian house, recently refurbished and extended to offer elegant living, within the highly sought after Queens Road.

Overlooking the bowling green and tennis club within the highly sought after Queens Road, this fabulous home has been comprehensively refurbished to provide stylish living, and extended to the second floor to provide a generous principal bedroom with en-suite shower room. Queens Road is regarded as one of the most highly sought after residential streets within the town, just a short walk from the thriving town centre and close to both Lord Williams's secondary school and the highly regarded John Hampden primary school. Thame sports club is conveniently situated opposite, providing a bowls club with a brand new pavilion and six brand new tennis courts. For the commuter, Haddenham & Thame parkway is close by providing a comprehensive service into London Marylebone (under 40 minutes)

On arrival, an elegant entrance hall opens into the open plan sitting/dining room, extending to 28' in total and flooded with natural light and enjoying a Parador laminate flooring throughout. The sitting room has a classic bay fronted window recently re-fitted with a double glazed sash window and a traditional open fireplace for cosy winter evenings. The dining room flows seamlessly from the sitting room and boasts a wood burning stove. A recently replaced aluminium 'Crittall style' door provides additional natural light and opens to the garden. The kitchen/breakfast room has been recently re-fitted by Ridgeway kitchens in a heritage green, offering a comprehensive range of shaker style cupboard and drawer units under a Quartz work surface. Integrated appliances include a Neff dishwasher and an AEG washer/dryer. Glazed aluminium doors open from the breakfast area, directly to the garden. The first floor features two substantial bedrooms, bedroom two extending to 15' and both served by a wonderful bathroom with a large freestanding bath and separate shower. The principal bedroom has been created on the second floor and extending to an impressive 20' in length. Offering roof top views of Thame and the Bowling Green. Outside, this wonderful home has a generous 'West facing' garden offering an excellent degree of privacy. With a generous paved terrace located from the kitchen, this is a great entertaining garden. At the bottom of the garden is a pedestrian gate providing rear access, linking to the front. In our opinion this delightful town house offers a unique opportunity to acquire a lovely traditional home within a highly sought after street, close to the town centre.

“A CLASSIC THREE BEDROOM VICTORIAN HOME, BEAUTIFULLY REFURBISHED THROUGHOUT AND LOCATED WITHIN THE HIGHLY REGARDED QUEENS ROAD, JUST A SHORT WALK FROM THE PICTURESQUE MARKET TOWN ”



AT A GLANCE

- The most elegant three bedroom Victorian home, located within a short walk of the town centre
- Very recently extended and comprehensively refurbished to a high standard
- Magnificent kitchen recently fitted by the reputable Ridgeway kitchens
- Highly sought after location within Queens Road, opposite The Bowls Green and tennis club
- Picturesque market town providing good access to London Marylebone (under 40 mins from station)



SUMMARY

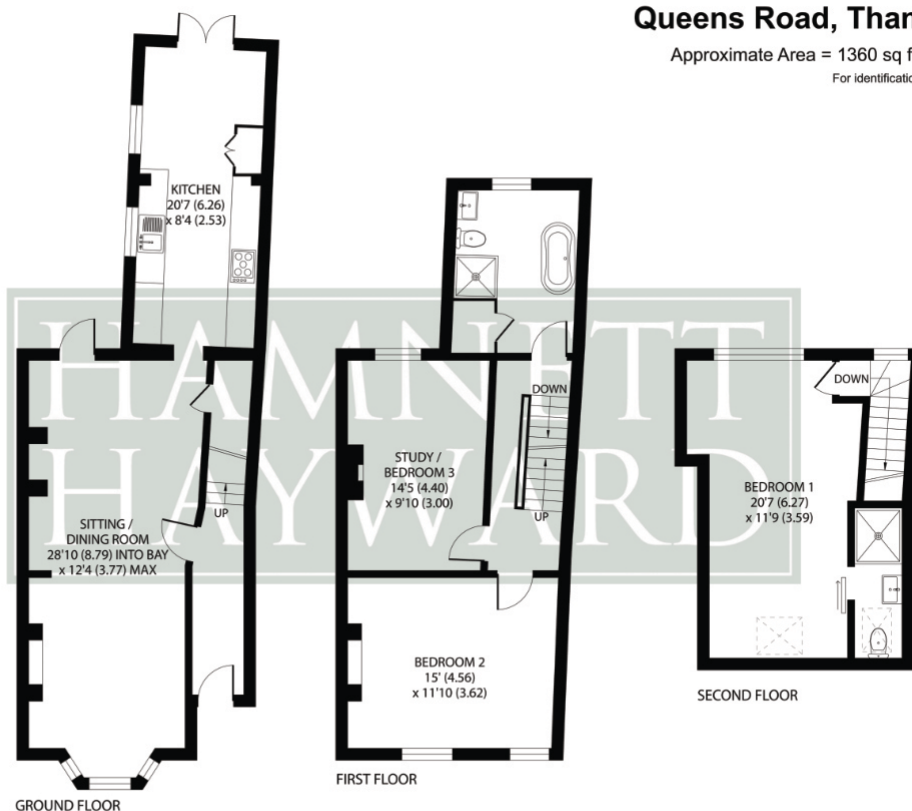
- Elegant entrance hall
- Beautiful bay fronted sitting room with open fireplace
- Dining room with wood burning stove
- Open plan sitting/dining room extending to 28'
- Stylish kitchen/breakfast room by Ridgeway, offering quartz working surfaces and integrated appliances
- Principal bedroom to second floor extending to 20' with en-suite shower room
- Two further double bedrooms
- Generous family bathroom with separate shower
- Enclosed Westerly facing garden offering a good degree of privacy
- Gas fired central heating
- Comprehensively renovated throughout
- Recently replaced double glazed, sash windows and aluminium 'classic crittall style' doors to the rear
- Highly sought after setting overlooking Thame Bowls and Tennis club
- A classic Victorian street within a short walk of the thriving town centre
- Within catchment for the highly regarded John Hampden primary school
- London Marylebone (fast train 36 minutes) from nearby Thame & Haddenham Parkway
- Beautifully presented accommodation extending to 1,360 SQ.FT



Queens Road, Thame, OX9

Approximate Area = 1360 sq ft / 126.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Hamnett Hayward Ltd. REF: 1252893

LOCATION

Thame is the quintessential English market town, located close to the Chiltern hills and the city of Oxford. Taking its name from the famous river that flows through its centre, the town is blessed with a long and illustrious history. These days it's a bustling, elegant place with something for all tastes. The pretty High Street is dotted with a mix of Medieval and Georgian buildings and home to a huge range of independent shops as well as bars, public houses and restaurants. A Waitrose and a Sainsbury's supermarket are also located in the centre, as well as the recently opened Gail's bakery. Despite Thame's rural location, the town is well positioned for links to London. Trains from the nearby station now reach Marylebone in around 36 minutes (fast train) while the M40 is a short drive from the town centre. Local education facilities are provided for all ages and include three reputable primary schools and the renowned Lord Williams' Comprehensive School which has obtained a good status from Ofsted. A bus is also available for the three Grammar schools in nearby Aylesbury. The preparatory school of Ashfold is located in the nearby village of Dorton, with a choice of private schools in nearby Oxford, all accessible by bus. All church denominations are catered for with a particularly well known Catholic school. The M40 (junction 8a) is within striking distance offering access to Oxford, London and the nearby Bicester retail village. For restaurants, Le Manoir Aux Quat Saisons, Sir Charles Napier and the Nut Tree, are close by.

ADDITIONAL INFORMATION

Services: Mains water, gas & Electricity

Heating: Gas fired central heating to radiators.

Energy Rating: Current D (57) Potential B (84)

Tenure: Freehold

Local Authority: South Oxfordshire District Council

Postcode: OX9 3NF

Council Tax Band: C

**HAMNETT
HAYWARD**

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