



Ashby Court, Drayton, OX14 4FF

In Excess of £525,000



OXHOME

2 Ashby Court, Marcham Road, Drayton, OX14 4FF

A great opportunity to take advantage of latest Interest Rate Cut to 4.25% and view this impeccably presented 4 bedroom link-detached family home in the heart of Drayton Village. Constructed by the reputable Abingdon builders Kibswell in 2011, the original owners have upgraded throughout to an excellent standard. The spacious kitchen with dining area is ideal for entertaining, while the large lounge provides a relaxing space with views of the garden. The driveway offers plenty of parking, alongside a convenient attached garage. The master bedroom features an en-suite bathroom and 3 additional bedrooms are all generously sized. Outside, the private, well-established garden provides a peaceful retreat for outdoor living. With modern features such as solar panels, the property supports sustainable living. Situated on a quiet no through road, residents will enjoy the privacy and tranquility of this highly desirable location. Competitively priced for Early Sale, during school holidays. Offers in Excess of £525,000 Freehold. Early viewing is highly recommended to fully appreciate this beautiful family home.

- 4 Bedrooms
- Driveway
- Garage
- Large Kitchen with dining area
- Gas Central Heating
- Solar Panel System





Directions from our Offices:

Head out of Bath Street and turn left onto Oxford Road (A415). Follow Oxford Road for approximately 1.2 miles, passing through Abingdon town centre. Turn right onto Drayton Road (A415) and continue for about 1 mile. At the roundabout, take the 2nd exit onto High Street, Drayton. Continue straight until you reach Ashby Court on your left.

Rooms:

Lounge: 5.46m x 4.42m (17' 11" x 14' 6")

Kitchen: 2.72m x 5.89m (8' 11" x 19' 4")

Utility Room: 2.21m x 1.83m (7' 3" x 6' 0")

W.C.: 1.47m x 0.99m (4' 10" x 3' 3")

Master Bedroom: 3.00m x 5.21m (9' 10" x 17' 1")

En-Suite: 1.68m x 1.55m (5' 6" x 5' 1")

Bedroom 2: 3.00m x 4.62m (9' 10" x 15' 2")

Bedroom 3: 2.31m x 4.60m (7' 7" x 15' 1")

Bedroom 4: 2.29m x 4.50m (7' 6" x 14' 9")

Bathroom: 1.68m x 2.06m (5' 6" x 6' 9")

Key information

Council Tax band: E

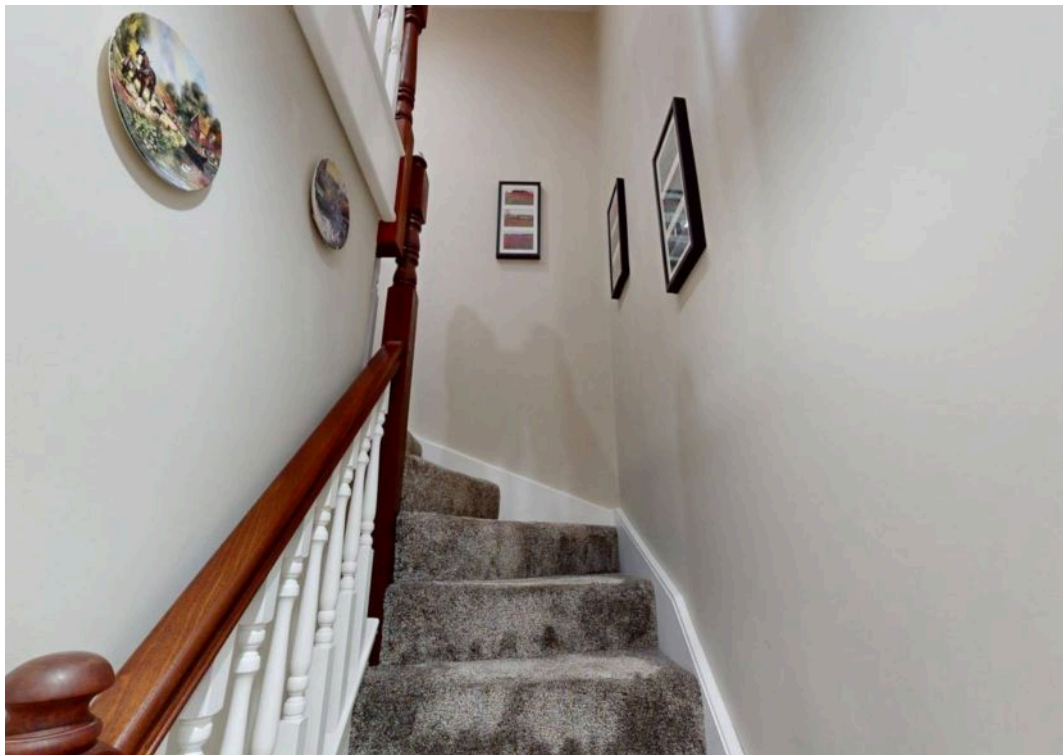
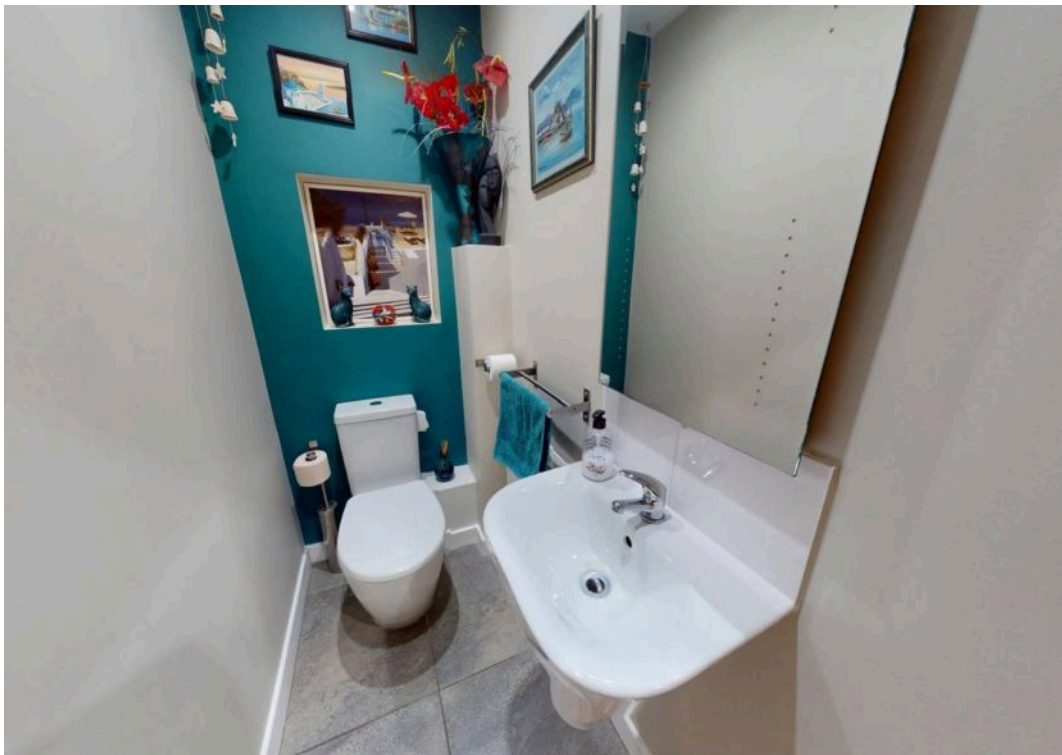
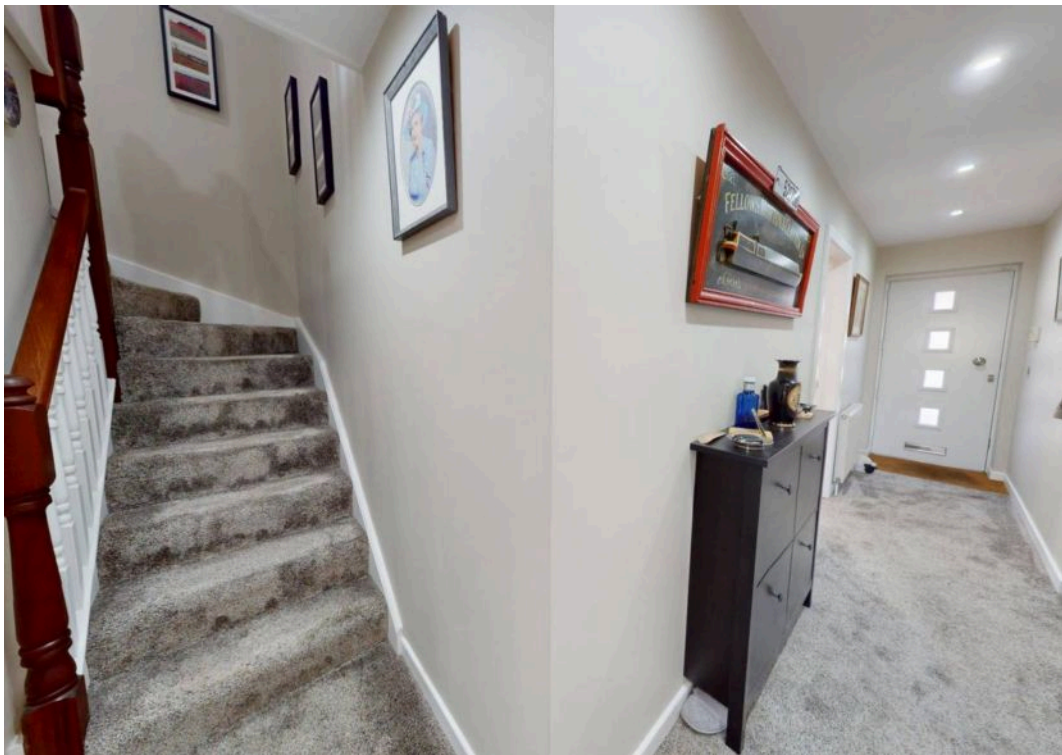
Tenure: Freehold

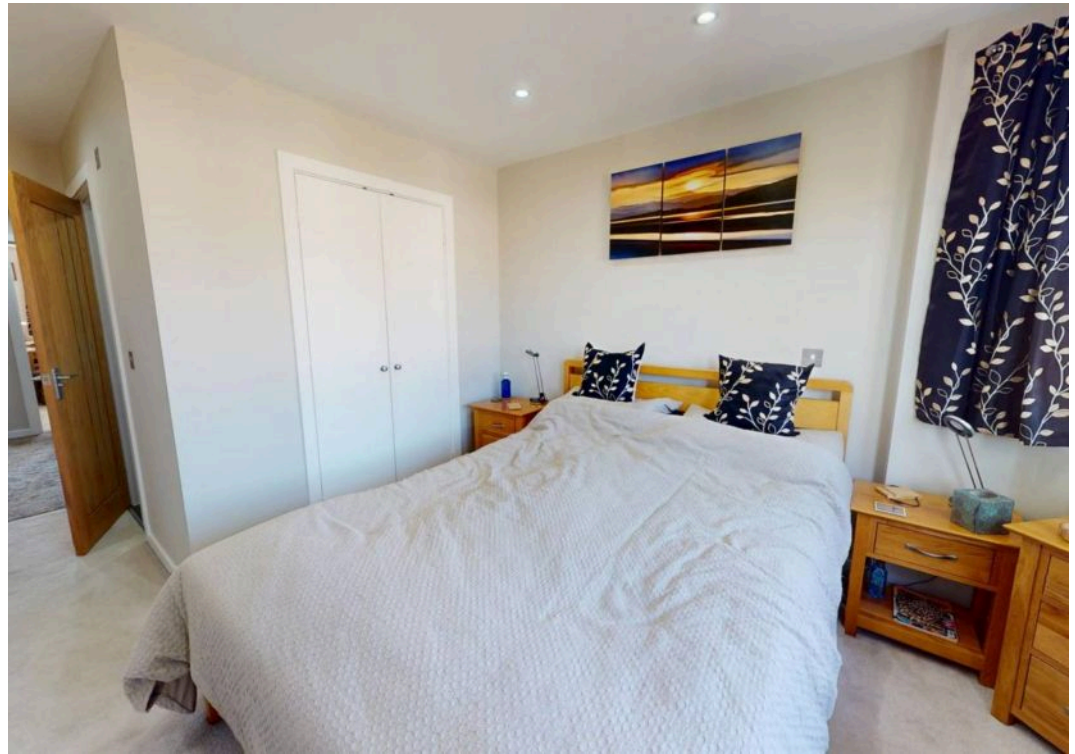
EPC Energy Efficiency Rating: B

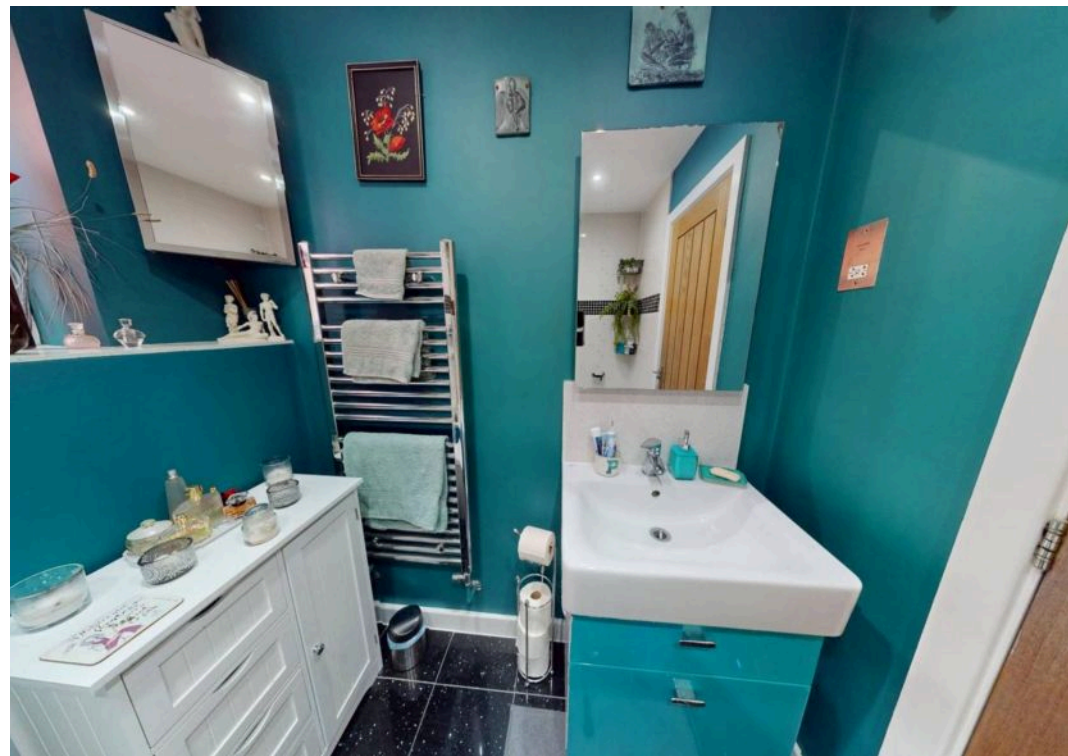
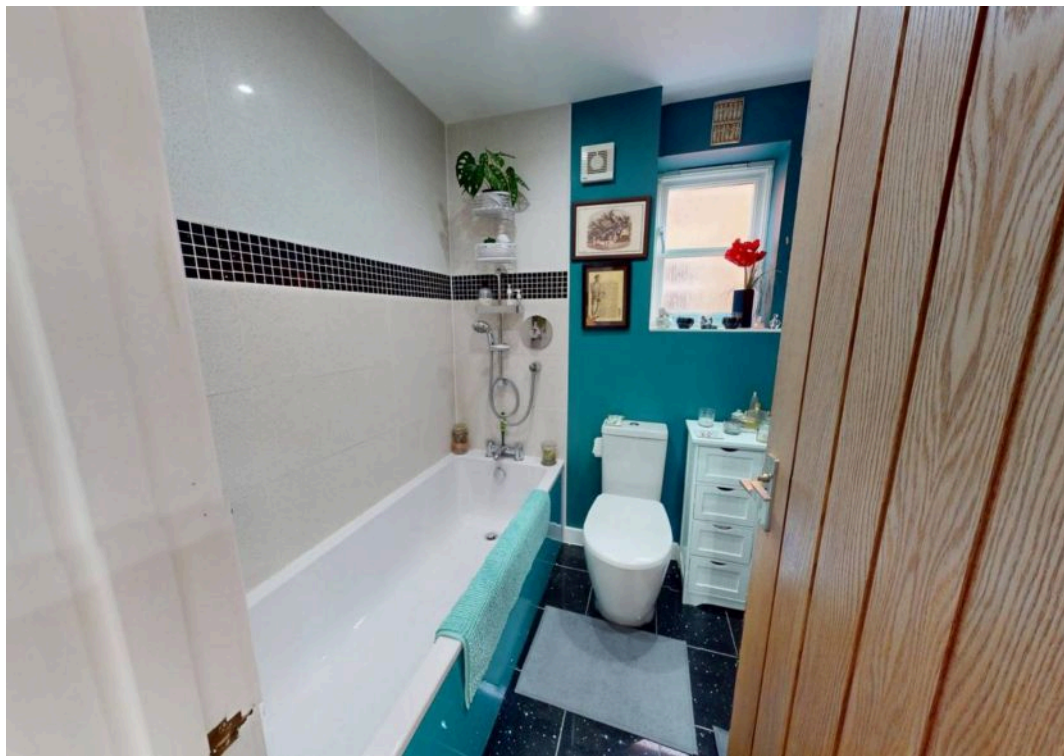
EPC Environmental Impact Rating: B

DRIVEWAY

3 Parking Spaces







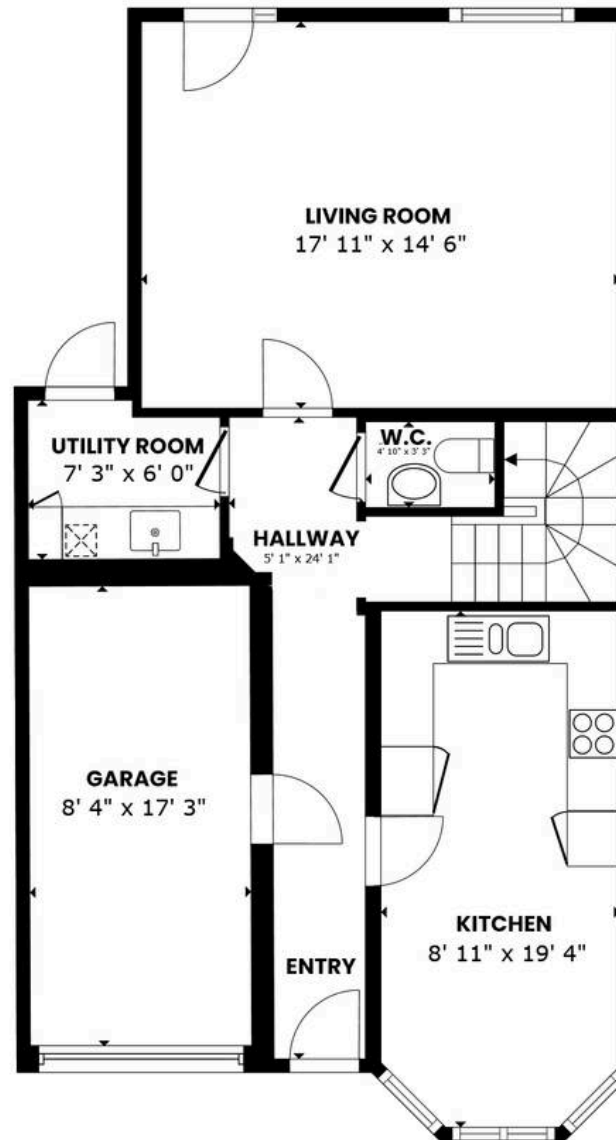








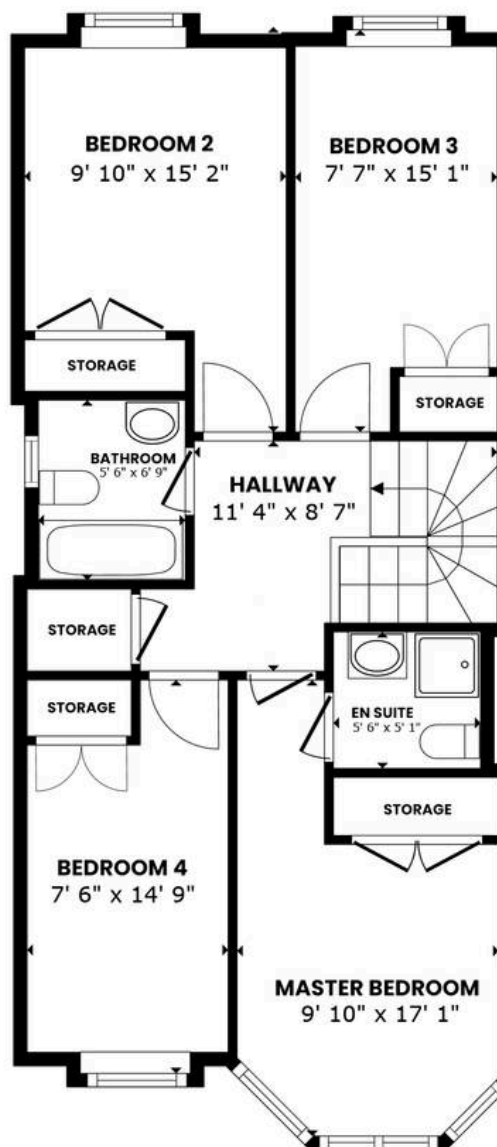




FLOOR 1

GROSS INTERNAL AREA
 FLOOR 1 668 sq.ft. FLOOR 2 692 sq.ft.
 EXCLUDED AREAS : GARAGE 143 sq.ft.
 TOTAL : 1,360 sq.ft.

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1 668 sq.ft. FLOOR 2 692 sq.ft.
 EXCLUDED AREAS : GARAGE 143 sq.ft.
 TOTAL : 1,360 sq.ft.

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.