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for sale

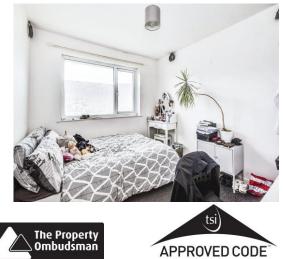
offers in excess of £340,000 Freehold



Clarkston Road Carterton OX18 3SP

- **Energy Rating: E**
- Four Bedrooms
- Sitting Room
- **Dining Room**
- **Kitchen**





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Property Details

Entrance Hall

Door to side.

Sitting Room 17' 7" x 11' 2" (5.36m x 3.40m) Double glazed window to front.

Bathroom Dining Room 12' 9" x 9' 11" (3.89m x 3.02m) Double glazed window to rear

Kitchen 11' 1" x 10' 10" ($3.38m \times 3.30m$) Door to garden, base units, wall units, work surfaces, cooker hood, plumbing for washing machine, sink with drainer

Bedroom 3 10' 8" x 9' 6" (3.25m x 2.90m) Double glazed window to front

Bedroom 4 9' 8" x 7' 6" (2.95m x 2.29m) Double glazed window to side

First Floor Bedroom 1 17' 8" max x 17' 2" max (5.38m max x 5.23m max) Velux windows to front

Bedroom 2 16' 8" x 8' 8" ($5.08m \times 2.64m$) Double glazed window to rear

Shower Room Outside Garden Garage 10' 2" x 8' 3" (3.10m x 2.51m) Up and over door







To view this property please contact Connells on

T 01993 847309 E carterton@connells.co.uk

Unit 2 Falklands House Black Bourton Road CARTERTON OX18 3DN

Tenure: Freehold

EPC Rating: E

Property Ref: CAR103485 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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