



## 55 RAWTHEY AVENUE DIDCOT, OX11 7XW

**£300,000**  
**FREEHOLD**

Welcome to Rawthey Avenue, Didcot - a End of chain charming property that could be your next dream home! This delightful residence boasts a cosy reception room, perfect for relaxing or entertaining guests. With two lovely bedrooms, there's ample space for a small family or guests to stay over. The property features a well-maintained bathroom, ensuring your comfort and convenience.

Situated in a peaceful neighbourhood, this home offers a tranquil retreat from the hustle and bustle of everyday life. Built in 1999, this property exudes a modern charm while providing a comfortable living space. With 807 sq ft of space, there's plenty of room to make this house your own.

Don't miss the opportunity to make this house your home sweet home. Contact us today to arrange a viewing and envision the endless possibilities that this property on Rawthey Avenue, Didcot has to offer.

**William | Jones**

**Estate Agents**

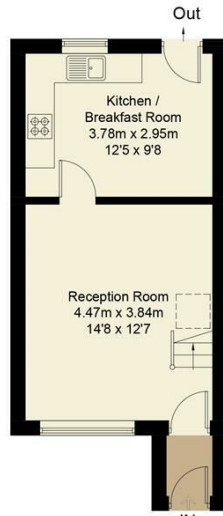


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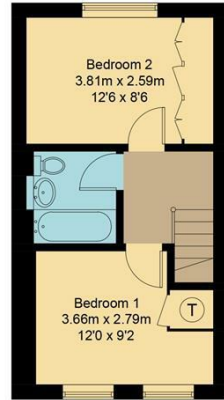
### Rawthey Avenue, OX11

Approximate Gross Internal Area = 59.9 sq m / 645 sq ft  
Garden / Parking / Driveway Area = 83.5 sq m / 899 sq ft

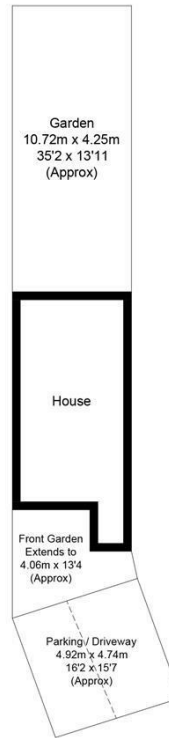
= Reduced headroom below 1.5m / 5'0



Ground Floor



First Floor



Floor plan produced in accordance with RICS Property Measurement Standards.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			88
(81-91) B			
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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