



## 10A HILLIAT FIELDS

ABINGDON, OX14 4JE

£1,795

Available immediately, this spacious and beautifully presented 4-bedroom semi-detached home in Hilliat Fields, Drayton, Oxon, offers generous living space throughout and has been freshly decorated to a high standard. The property features large, bright living areas perfect for family life or entertaining, four well-proportioned bedrooms, a private garden, and off-street parking for two cars. Ideally located, the home benefits from excellent transport links, being just 3 miles from Culham, 5 miles from Harwell Campus, and within easy reach of Didcot, Abingdon, and Oxford. Combining comfort, practicality, and style, this move-in ready property is perfect for families or professionals looking for a convenient and popular location with strong access to local employment hubs and amenities.

**William | Jones**

Estate Agents



William | Jones

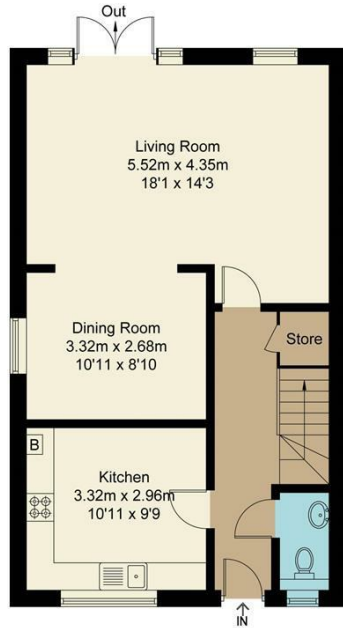
## Hilliard Fields, OX14

Approximate Gross Internal Area = 134.0 sq m / 1442 sq ft

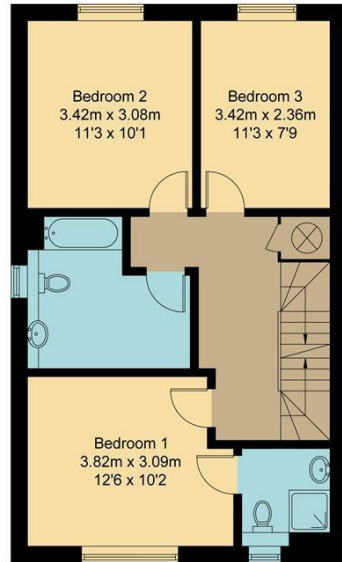
Shed = 3.80 sq m / 41 sq ft

Total = 137.80 sq m / 1483 sq ft

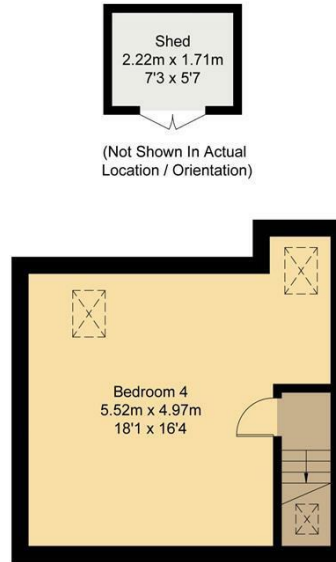
For identification only - Not to scale



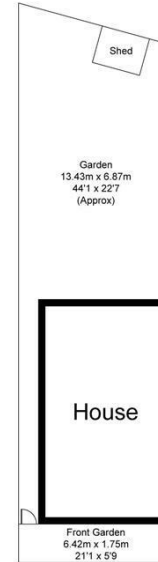
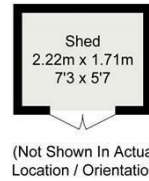
Ground Floor



First Floor



Second Floor



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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	79	
(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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