



39 Meadow Way, Yarnton, OX5 1TA

Guide Price £360,000 Freehold

THOMAS
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SALES LETTINGS



The Property

Situated in the popular village of Yarnton a beautifully presented two double bedroom semidetached home with driveway parking.

Accommodation comprises entrance porch, living/dining room, kitchen/breakfast room with door opening on to the rear garden. On the first floor there are two double bedrooms and bathroom.

Garden to front with gated side access. Rear garden enjoys a good size patio area with the remaining garden laid to lawn with borders.

Driveway parking to the side of the property.

Additional information to note:

- All mains services are connected.
- Properties built or renovated pre-1999 may contain asbestos in certain building materials e.g. Artex, vinyl tiles, sheet boards, corrugated roofing, pipework and lagging/insulation. These are generally considered safe unless disturbed but prospective buyers must take their own advice.
- OFCOM checker indicates that standard to ultrafast broadband is available at the property.
- OFCOM checker indicates good outdoor mobile voice and data with all networks and variable in-home with Three and Vodafone.

Council Tax: C

EPC: TBC





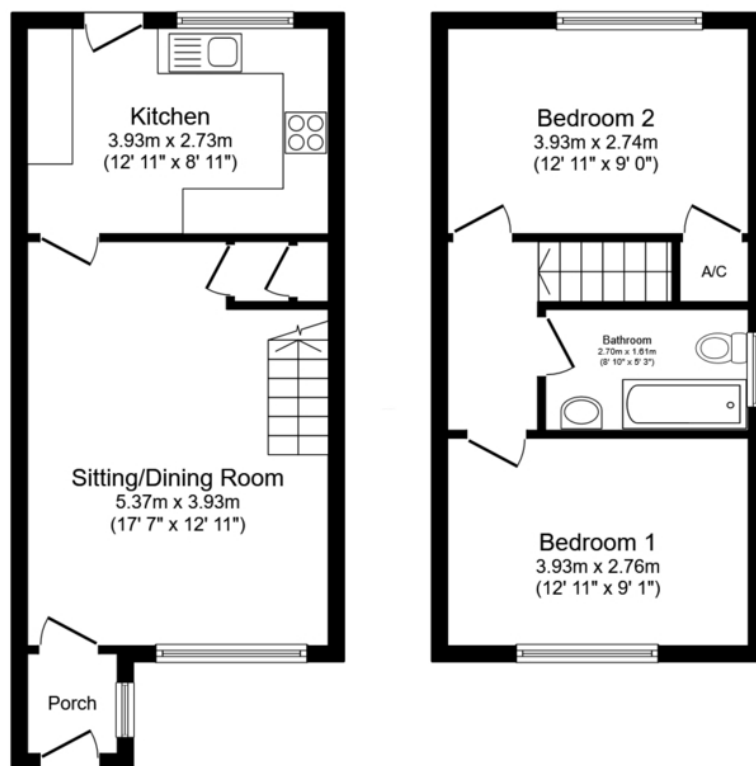
Key Features

- Semi detached
- Two double bedrooms
- Living/dining room
- Kitchen
- Bathroom
- Driveway parking
- Gardens

The Location

Kidlington is a town with many local amenities including a sports centre, police station, fire station, supermarkets, independent and national retailers, library, 2 doctors' surgeries, dentists, Post Office, 4 primary schools (including 1 Catholic) and 1 secondary school. There is also a choice of good restaurants offering a variety of cuisines. The village is ideally situated with easy access to the M40 and Oxford city centre via a regular bus service. The Oxford Parkway railway station (1.5 miles) provides easy access to London in approximately 75 mins. Other nearby stations are at Oxford City Centre (c5 miles) and Bicester (c10 miles). Open countryside and the River Cherwell are within easy walking distance of the property.





Ground Floor

First Floor

Total floor area: 65.3 sq.m. (703 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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Kidlington Office

1B The Hampden Building, High Street
Kidlington, Oxfordshire, OX5 2DH

T 01865 379 880

E kidlington@thomasmerrifield.co.uk

W thomasmerrifield.co.uk

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