



23 St. Johns Road, Abingdon

Abingdon



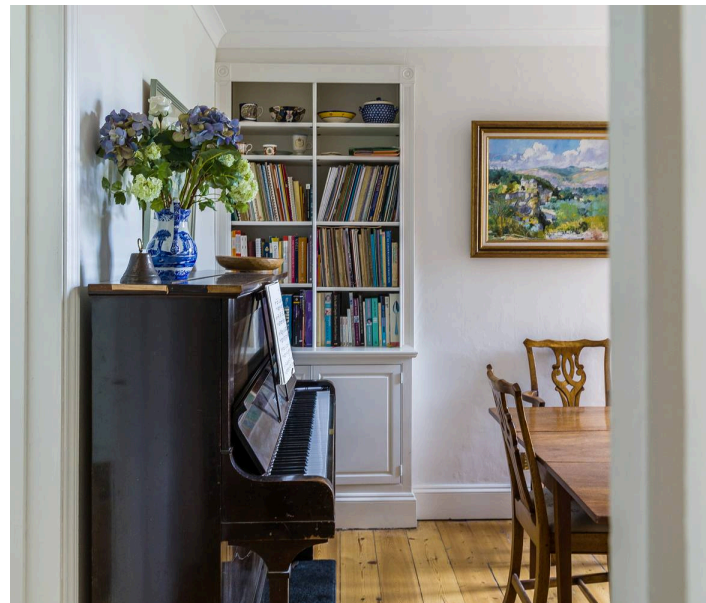
23 St. Johns Road

Delightful three-bedroom townhouse, situated within this highly sought after location near the centre of Abingdon-on-Thames. It offers a wealth of character features, including high ceilings, original fireplaces, and attractive front and rear gardens. At the rear of the property there is a one-storey pitched-roof detached garage with a private hard standing parking facility for two cars. This is approached via a track off Radley Road. The house is sold with no ongoing chain.

St Johns Road is a desirable non-estate location, including predominantly period three- and four-bedroom townhouses. It is within easy walking distance of excellent state and private primary and secondary schools, as well as the thriving historic market town centre of Abingdon-on-Thames. The centre includes a range of amenities, such as cafes around the market square and by the river, as well as a library. The house is also within easy reach of a Tesco Express on Oxford Road and Waitrose in Abbey Close, as well as the Vale of White Horse Leisure Centre on Audlett Drive. There are bus stops on Oxford Road for buses to Oxford and to Didcot Parkway. Useful distances include: Abingdon-on-Thames town centre (about 0.8 miles), Didcot town (about 8 miles), and Oxford city (about 9.5 miles).

Bedrooms: 4 Bathrooms: 1 Reception Rooms: 2

Council Tax Band: D Tenure: Freehold EPC: D





Key Features

- Living room is at the front of the house, which is West facing, off the dining room. It features an attractive bay window with new double glazed windows and fitted wooden plantation shutters, attractive open fireplace with fitted storage cupboards and shelving either side. These are complemented by exposed wooden floorboards.
- Entrance hall leads to dining room with storage cupboards, exposed floorboards, and original French window.
- In the extension of the house, there is the kitchen/breakfast room which incorporates a seating area overlooking the attractive long rear garden.
- Large first-floor main double bedroom with two separate double-glazed windows, west-facing and has an attractive original fireplace. Second double bedroom with original fireplace. Both this bedroom and the third bedroom on the first floor, which has a double-glazed sash window, overlook the mature rear garden all complemented by family bathroom with a white suite.
- Most attractive mature garden in 'two rooms' incorporating two patio areas. The lawns are complemented by flower beds, shrub borders, hedging, and several mature trees. A pathway leads to a one-storey brick and rendered detached, long garage with a pitch clay-tiled roof over.
- There is a private hard-standing parking area for two cars which is approached from Radley Road.
- Planning permission granted to substantially extend the existing accommodation into a much larger four-bedroom family home, plans can be viewed at The Vale of the White Horse District Council Ref number P25/V0702/HH









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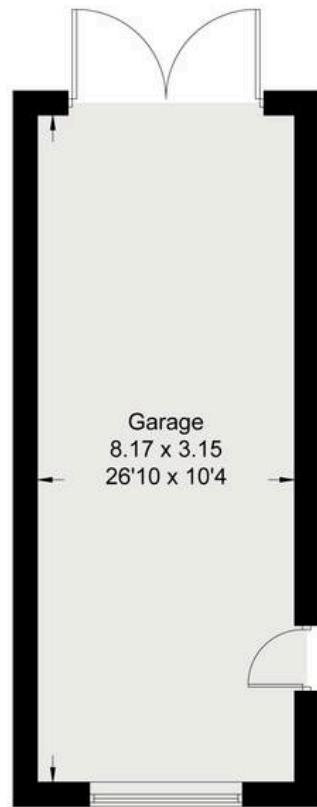
St. Johns Road, OX14

Approximate Gross Internal Area = 98.30 sq m / 1058 sq ft

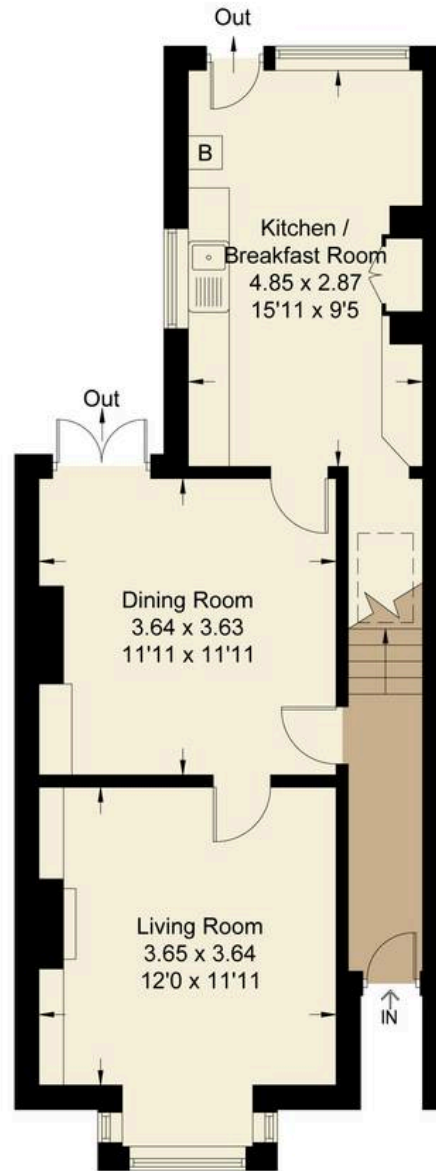
Garage = 25.70 sq m / 277 sq ft

Total = 124.0 sq m / 1335 sq ft

For identification only - Not to scale



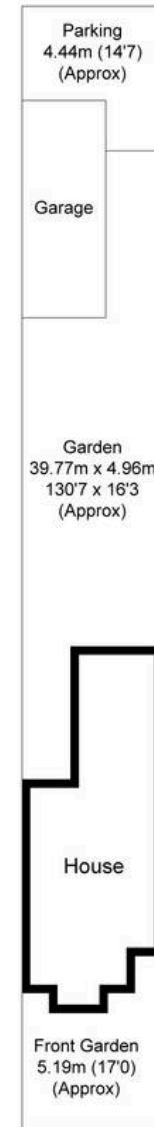
(Not Shown In Actual Location / Orientation)



Ground Floor



First Floor



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