



10 Fern Close, Wantage
£400,000

Waymark

10 Fern Close

Wantage, Wantage

This beautifully presented three-bedroom detached family home is tucked away at the end of a quiet close in the popular location of Wantage, enjoying an attractive position with open views over open greenery. Having been well maintained by the current owners, the property should be viewed to fully appreciate all there is on offer.

Inside, the property offers a spacious and thoughtfully designed layout, perfectly suited to modern family living. A welcoming entrance hall leads through to a generous dual aspect living room, where double doors open directly onto the garden, filling the space with natural light. The modern kitchen/dining room is equally impressive, providing ample space for both everyday living and entertaining, with convenient garden access. A ground floor cloakroom completes the accommodation on this floor. Upstairs are three well-proportioned bedrooms, including a generous master bedroom with a contemporary en-suite shower room. The remaining two bedrooms are served by a stylish family bathroom. All bedrooms benefit from excellent storage, featuring built-in wardrobes, while the master bedroom is further enhanced by his-and-hers wardrobes.



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Externally, the property boasts a good-sized rear garden, which has been beautifully landscaped to include a patio area ideal for outdoor dining and entertaining, along with a well-maintained lawn. The property also features a garage and a private driveway to the side, providing parking for two to three vehicles

Situated within a popular and established development, the property is ideally placed for local amenities, well-regarded schools, and excellent transport links. Early viewing is highly recommended to fully appreciate the quality, space, and superb setting this exceptional home has to offer.

Material Information – The property is freehold and connected to mains water, gas, electricity and drainage. The property is heated via a gas fired boiler and there is uPVC double glazing throughout.



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Wantage is ideally situated in the Vale of the White Horse for all the main travel links, with the A338 providing easy access to the A34, M40, M4, plus mainline rail links in Oxford, Didcot and Swindon. A picturesque Market Town, with historic links as far back as Alfred the Great, Wantage has many high street and independent retailers together with bars, restaurants and cafes within a thriving community. King Alfred's Academy provides secondary education and is now part of the Vale Academy Trust, working with good local primary schools. There is easy access to the beautiful surrounding countryside including the ancient Ridgeway and White Horse Hill.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

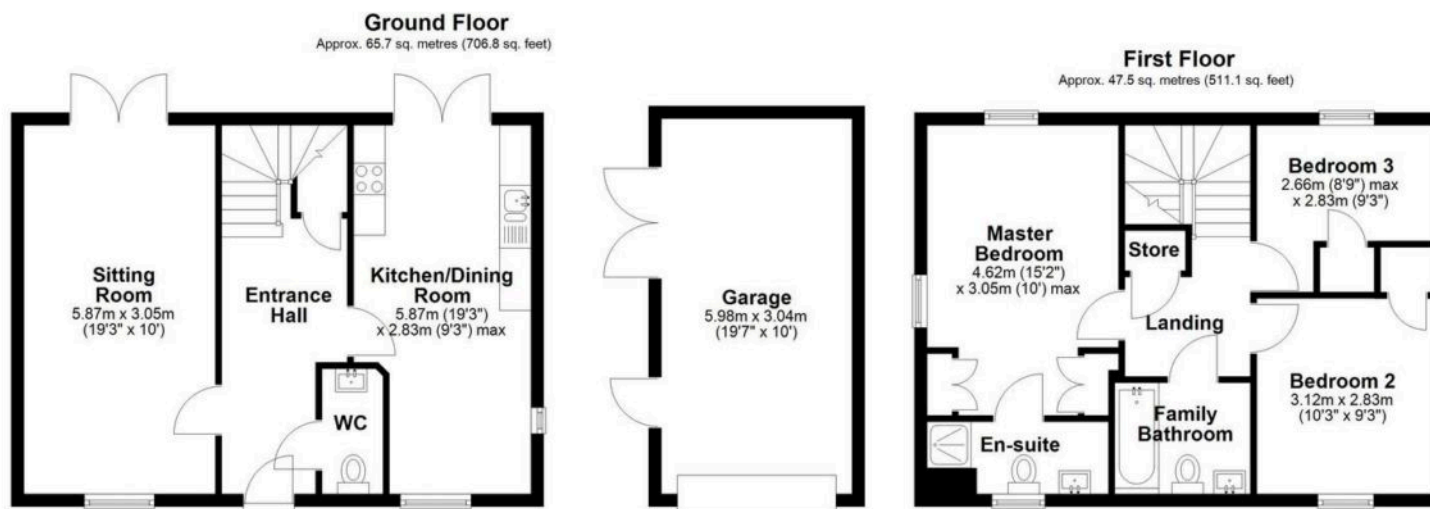
- Beautiful Three Bedroom Detached Family Home
- Located At The End of A Close In A Pleasant Position Overlooking Greenery
- Kitchen/Dining Room & Living Room Both With Doors Onto The Garden
- Ground Floor Cloakroom, Modern Family Bathroom & Ensuite
- Good Size Westerly Facing Garden
- Garage & Driveway To The Side of The Property For 2/3 Cars











Total area: approx. 113.1 sq. metres (1217.8 sq. feet)

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