



10 Trafford Way
Thame, Oxfordshire,
OX9 3XX

Guide Price £615,000

RB REASTON BROWN

A Well Presented Four Bedroom House Set In A Quiet Location Within Walking Distance Of The Town Centre, Summer House, Enclosed Rear Garden And Block Pavia Driveway With Parking For Three Cars

10 Strafford Way is situated in a peaceful setting, this well-maintained four-bedroom detached home offers spacious and adaptable living areas, making it an excellent choice for families and professionals. Stepping through the enclosed conservatory/porch, you enter a bright and versatile space, ideal for relaxation. The generous sitting room features a modern gas fire, adding warmth and character. Off the entrance hall, a study provides a great home office, while the utility room enhances everyday practicality. An archway leads to the stylish kitchen/breakfast room, equipped with two integrated pyrolytic ovens, a five-ring gas hob with an extractor, and matching wall and base units. The adjacent conservatory overlooks the well-kept rear garden, offering a seamless connection between indoor and outdoor spaces. Upstairs, the master bedroom includes built-in wardrobes for ample storage. Three additional well-proportioned bedrooms provide flexibility for family living or work-from-home arrangements. The fully tiled family bathroom is fitted with a pea-shaped bath and an electric shower overhead. Outside, the enclosed rear garden is neatly maintained, featuring a patio and a pathway leading to a fully powered summer house—ideal for use as a home office, gym, or creative space. At the front, the block-paved driveway accommodates parking for three cars. Decorated in neutral tones throughout, this home is move-in ready while offering scope for personalisation.

EPC D, Council Tax E, Freehold

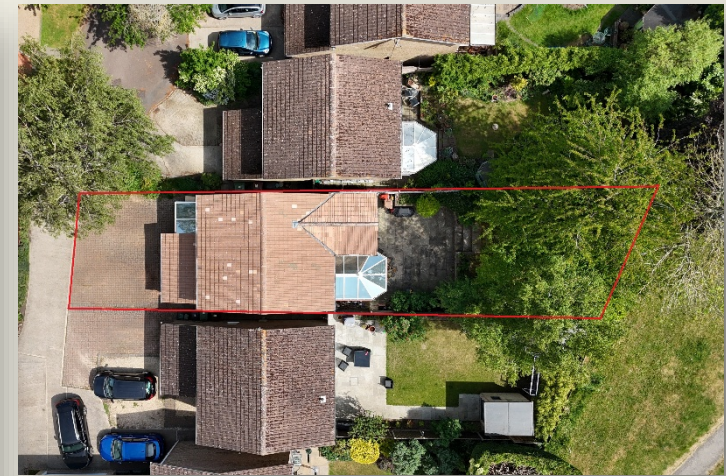
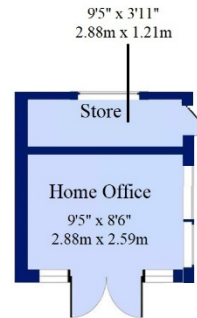
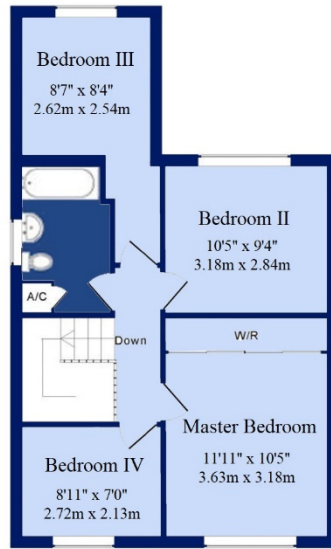
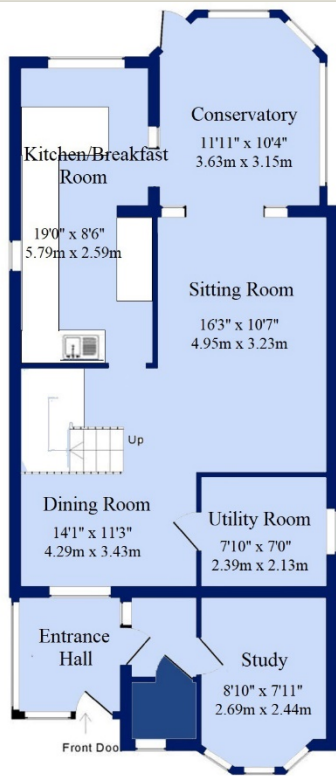
Situation

Thame is vibrant market town situated on the Oxon/Bucks borders, much enjoyed by its inhabitants. There are many independent shops, delicatessens, and a Waitrose. Thame is steeped in history, with beautiful buildings and medieval churches. On the social side it has award winning bars and restaurants, you could have breakfast at Black Goo or a pleasant lunch at the Six Bells and dinner at the Thatch. Thame also has a health centre and a cottage hospital, sports facilities, and excellent schooling, including a Catholic school, Church of England school and the sought after Lord Williams secondary school. There is also access to the grammar schools in Buckinghamshire. London Marylebone can be reached in 34 minutes via Haddenham & Thame Parkway Station and M40 junction 7 for access to London, Birmingham and the Northern Networks is nearby. Thame also has a good bus service to Oxford, Aylesbury, and the neighbouring villages, which have walks, country pubs and beautiful scenery through the Chiltern Hills.

The property comprises the following with all dimensions being approximate only. Please note that Reaston Brown has not tested appliances or systems and no warranty as to condition or suitability is confirmed or implied. Any prospective purchaser is advised to obtain verification from their Surveyor or Solicitor.







Approx. Gross Internal Floor Area 1334 Sq Ft (124 Sqm) exc. Home Office

10 Stafford Way, Thame Oxfordshire, OX9 3XX

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and therefore cannot be regarded as a representation by the seller.



Viewing is Strictly by Appointment through Reaston Brown

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