



## 60 Kingside, Grove, Wantage, OX12 7FB

£1,500 PCM - 1st April 2026.

- Located within easy access to Grove and Wantage
- Two double bedrooms with beds, fitted wardrobe to bedroom one
- EPC Rating B
- FULLY FURNISHED
- Gas central heating
- Council Tax Band C
- Fully fitted kitchen
- Two allocated parking spaces
- Ultrafast broadband

# 60 Kingside, Wantage OX12 7FB

Immaculately presented, two bedroom terraced house located within easy access to Grove and Wantage. The property is available FULLY FURNISHED. Fully fitted kitchen, with gas hob, electric oven, fridge/freezer, washing machine and dishwasher, downstairs cloakroom, sitting room/dining room with sofa, table and chairs, TV mounted to wall. French doors to enclosed rear garden. Two double bedrooms with beds, fitted wardrobe to bedroom one. Bathroom with separate shower and bath. Gas central heating. Two allocated parking spaces. EPC Rating B. Council Tax Band C.

The Ofcom Broadband Checker states there is:

- Ultrafast broadband has download speeds of greater than 300Mbps.

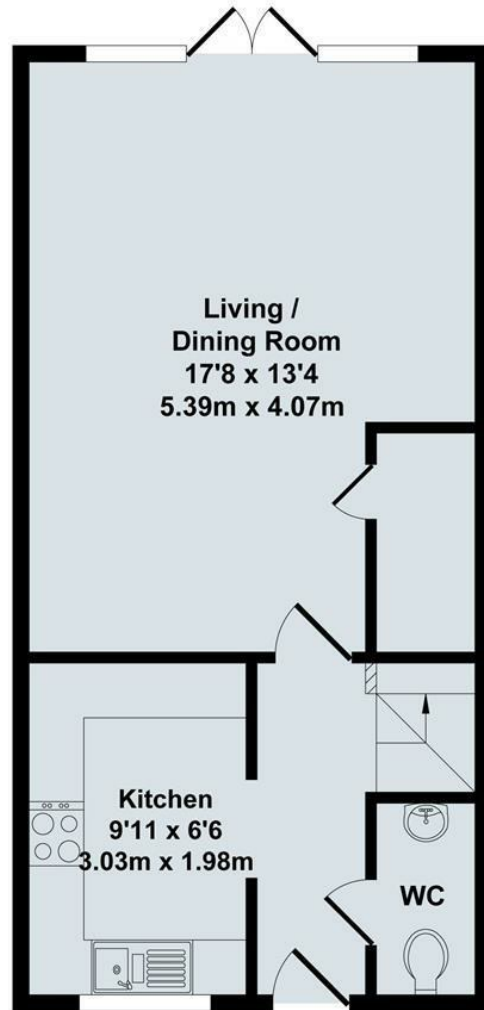
When an application is agreed a holding deposit will be required of a maximum of one weeks rent



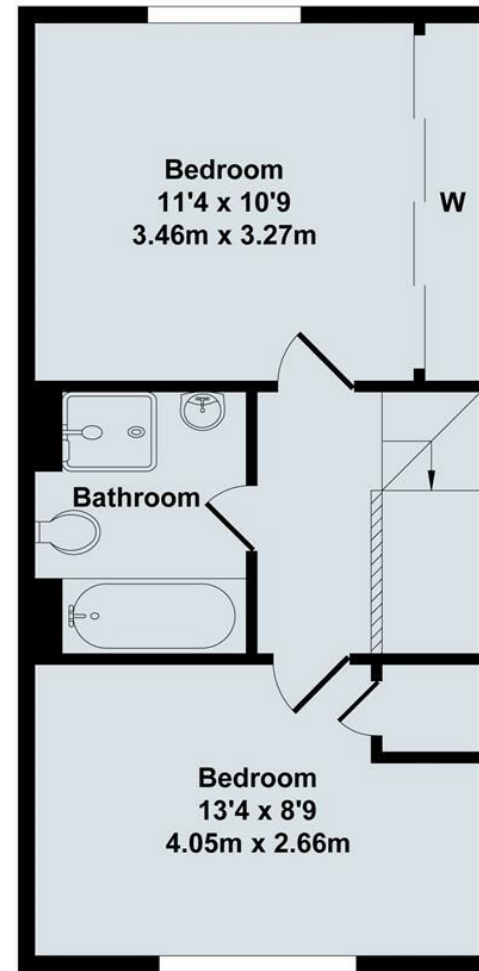
Council Tax Band: C







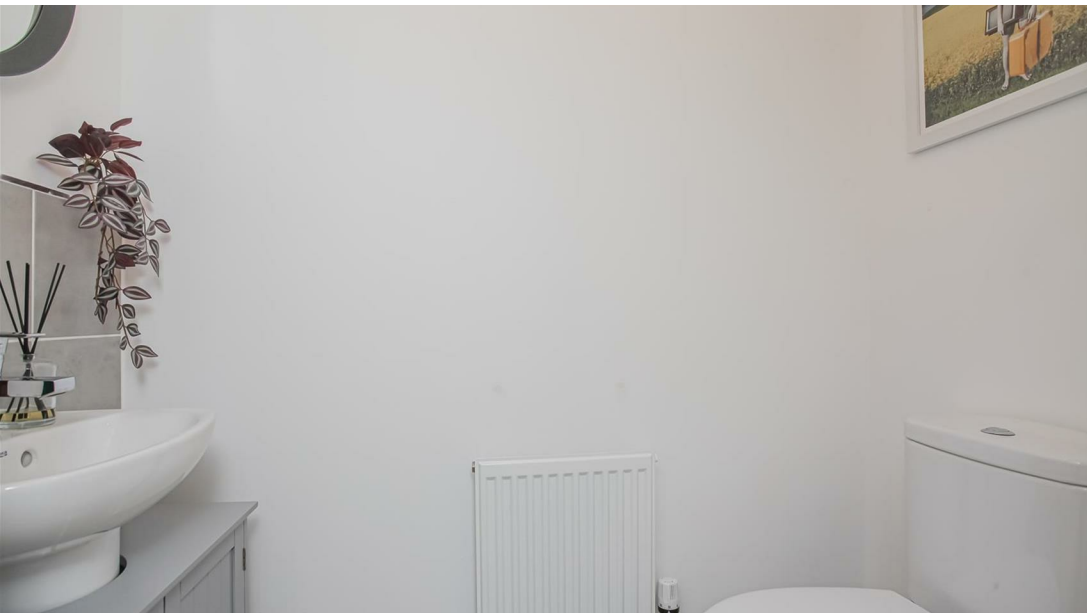
Ground Floor



First Floor

**Total Approx. Floor Area 747 Sq.Ft. (69.40 Sq.M.)**


All items illustrated on this plan are included in the "Total Approx Floor Area"

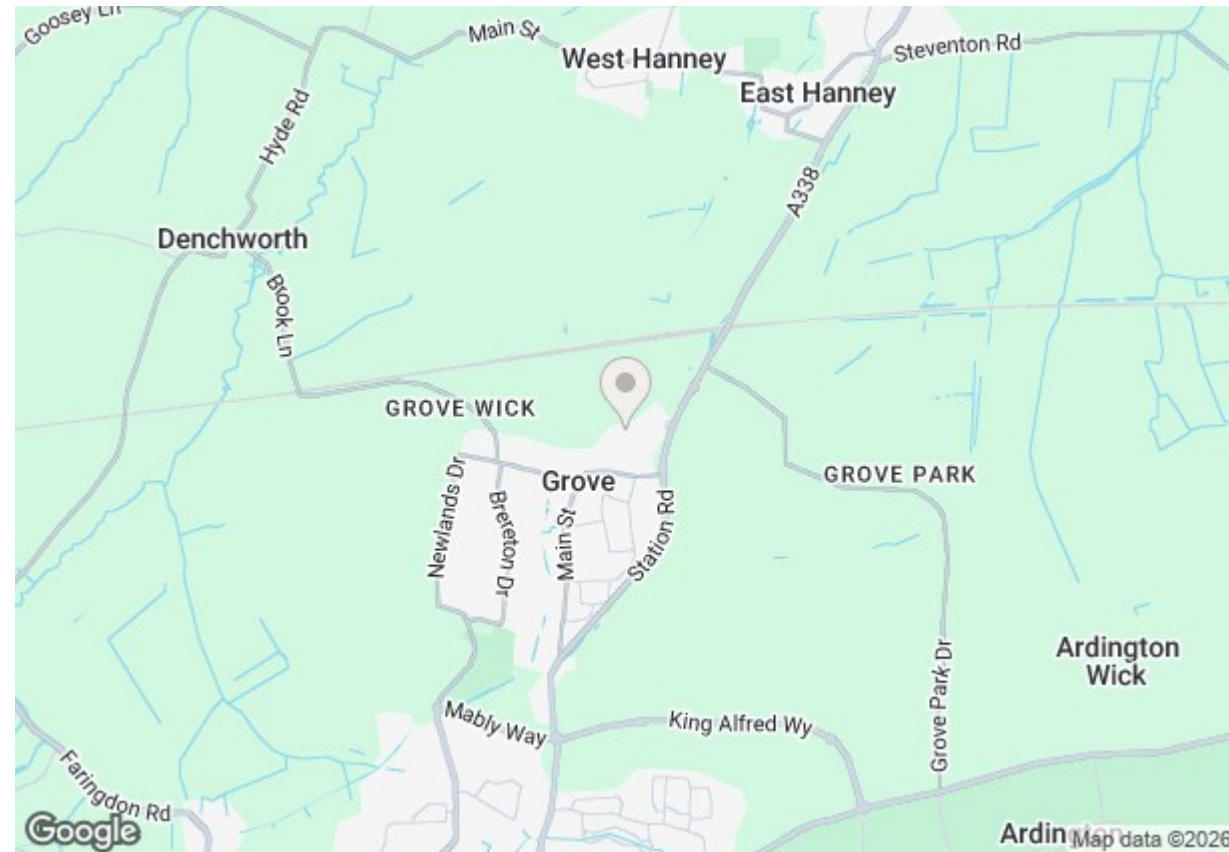






## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>97</b>
(81-91) <b>B</b>	<b>84</b>	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



## Directions

## Viewings

Viewings by arrangement only. Call 01235 514267 to make an appointment.

## Council Tax Band

C