

GREEN & CO



£275,000 1 Stirlings Road, Wantage, Oxfordshire, OX12 7BB, UK

Freehold

£275,000 Stirlings Road, Wantage

Council Tax Band C

A well-presented two-bedroom end-terrace home, ideally situated within walking distance of the historic Market Place. Offering an excellent opportunity for first-time buyers or investors alike, this light and spacious property features a spacious sitting room, a refitted kitchen and bathroom, a bright conservatory, a low-maintenance rear garden, and an allocated parking space. Further benefits include no onward chain, making for a smooth and straightforward purchase.

what3words.w3w/denoting.afflicted.soda.

Utilities. All mains services are connected.

Heating Type. Electric heating.

Location. Wantage is a welcoming, well-connected Market Town that combines modern convenience with a strong sense of community, making it ideal for families looking to put down roots. Located in the beautiful Vale of the White Horse, the town offers easy access to the A34, M40, M4, and nearby rail services via Didcot, Oxford, and Swindon. A lively Market Place, packed with a mix of familiar names and independent shops, sits alongside family-friendly cafés, restaurants, parks, and community events. Surrounded by stunning countryside, from National Landscape (formerly AONB) and the Ridgeway to nearby White Horse Hill, Wantage offers space to explore, play, and grow. It's a Town where heritage, safety, and community spirit come together, making everyday family life feel both easy and inspiring. Families benefit from an excellent local education network. King Alfred's Academy leads secondary provision as part of the Cambrian Learning Trust, working closely with respected local primaries, including Charlton, Wantage CofE, and those not in the Trust at Stockham Primary School, and Wantage Primary Academy.

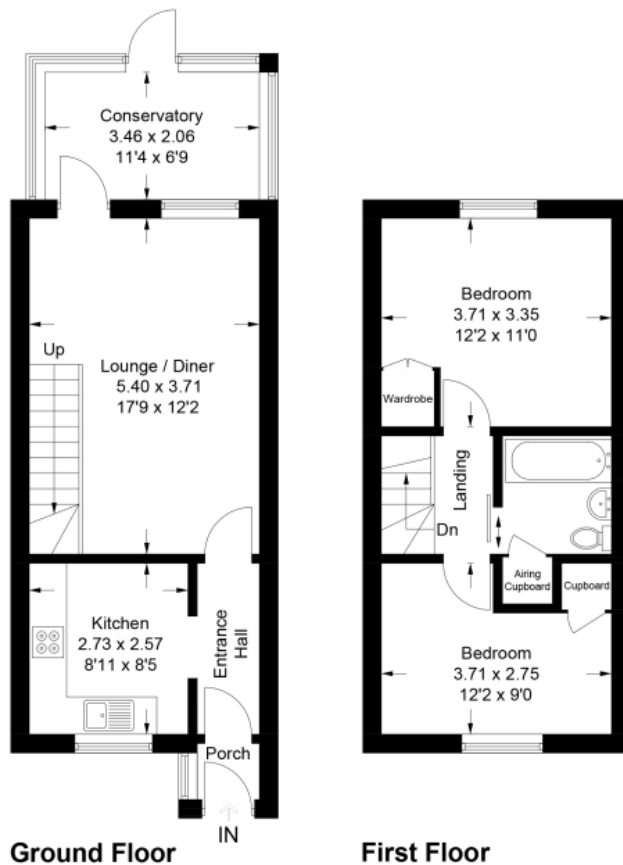
Other Material Information. Please note that the images used are library images.



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Approximate Gross Internal Area = 69.0 sq m / 743 sq ft



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 This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>.

SDLT. For Stamp Duty Land Tax calculations, visit <https://www.gov.uk/stamp-duty-land-tax/residential-property-rates>.

Flood Risk. To check the long-term flood risk for this property, visit <https://www.gov.uk/check-long-term-flood-risk>.

Planning. To see any planning applications that may affect this property, visit <https://www.gov.uk/search-register-planning-decisions>.

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