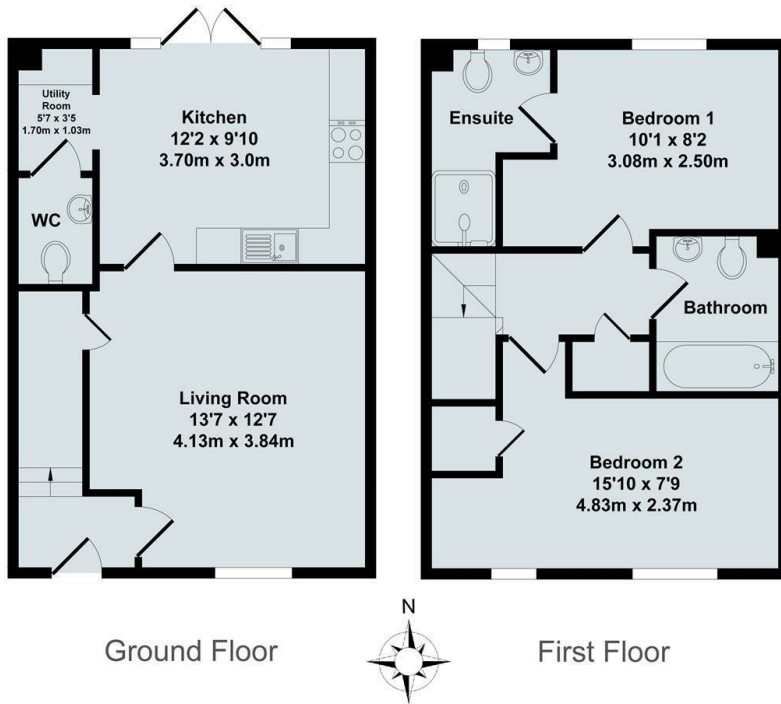




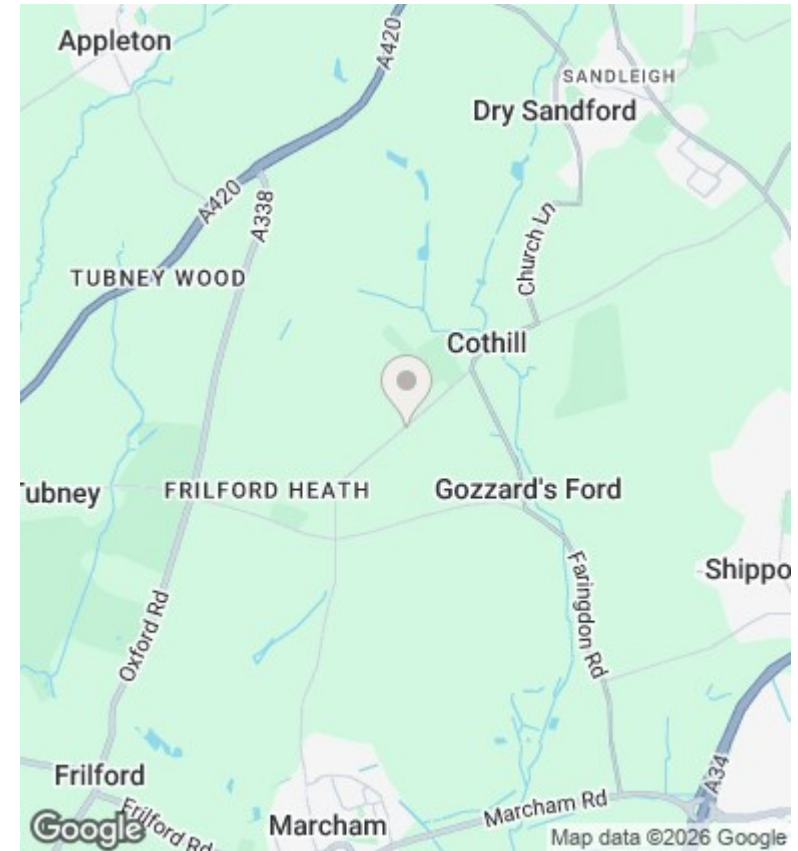
## 23 Edgar Gardens, Marcham, Abingdon, OX13 6UE

£1,995 Per Month - 8th July 2026.

- A two bedroom mid terraced home
- Cloakroom
- Master bedroom featuring an en suite shower room
- EPC BAND A, Council tax band tbc
- Open plan kitchen / dining room
- French doors opening onto the rear garden.
- Allocated parking space
- Separate utility area
- Two spacious double bedrooms
- 751 Sq Ft



Total Approx. Floor Area 751 Sq.Ft. (69.80 Sq.M.)  
 All items illustrated on this plan are included in the "Total Approx Floor Area"



## Directions

## Viewings

Viewings by arrangement only. Call 01235 554950 to make an appointment.

## Council Tax Band

## EPC Rating:

A

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>		<b>93</b>	<b>93</b>
(81-91) <b>B</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>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	