

2 GREENWAY

THAME, OXFORDSHIRE. OX9 3BG



HAMNETT
HAYWARD

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An extended three bedroom family home benefitting from a large corner plot with garage and extensive off street parking

A well maintained semi-detached family home located in a quiet cul-de-sac that in more recent years has been extended and updated to now include a contemporary kitchen by Ridgeway kitchens and a modern bathroom suite to the first floor. Located within this highly sought after residential street, just a short walk from Waitrose and the historic town centre, 2 Greenway also boasts a generous corner plot with gardens to both the side and rear and extensive off street parking to the front.

To the ground floor the property has been extended to now provide a spacious family room overlooking the rear garden that flows into a recently remodelled garden room with insulated roof and doors opening onto the garden. Accommodation continues with a sitting room with fireplace, dining room and a modern kitchen fitted with a comprehensive range of cream fronted cupboard and drawer units with granite surfaces and range of integrated Neff appliances including a double oven with four ring gas hob, a fridge/freezer, dishwasher, washing machine and microwave. The ground floor also benefits from a modern shower room with WC.

To the first floor are three bedrooms with full width fitted wardrobes in bedroom one. All bedrooms are served by a modern family bathroom, with separate shower over the bath. On the second floor an attic room was also converted some thirty years ago, with power, light, a Velux window and ample storage.

Outside, a particular attribute of this property is the large corner plot offering generous and beautifully manicured formal gardens. A large block paved driveway provides off street parking for a number of vehicles with formal gardens enjoying well stocked beds to the front and side. To the rear are attractive South facing gardens laid predominately to lawn with a range of mature flower and shrub beds. A paved terrace is located at the rear of the property providing an ideal area during the summer months for entertaining.



AT A GLANCE

- A unique three bedroom family home located within a short walk of the town centre
- Generous corner plot within a highly sought after development
- Modern kitchen with integrated appliances by Ridgeway kitchens
- Extended to the ground floor and offering further scope to extend within the generous plot
- Beautifully manicured formal gardens
- Extensive off street parking and garage



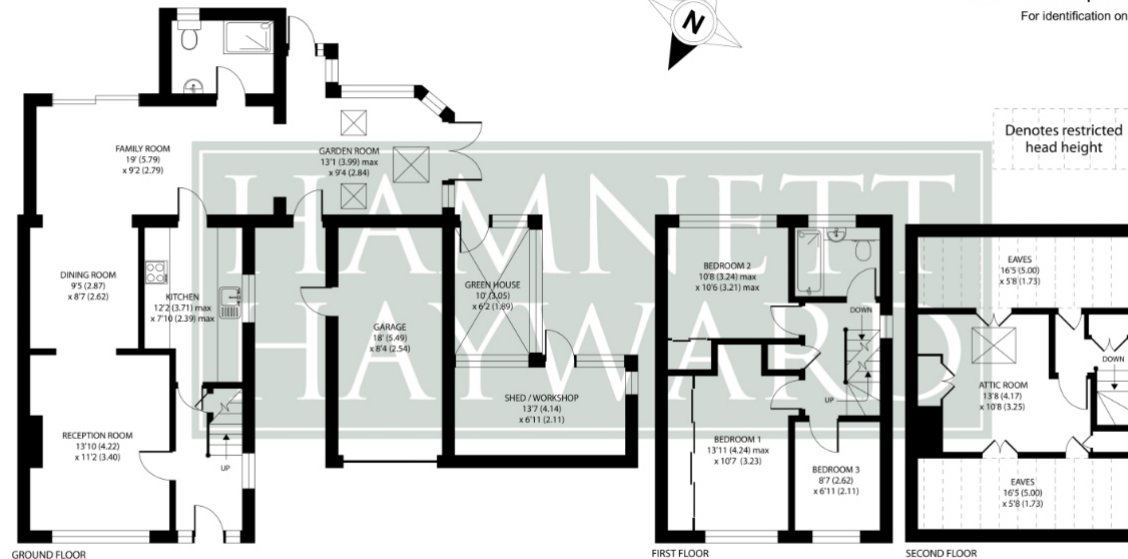
SUMMARY

- Entrance hall
- Ground floor shower room with WC
- Sitting room
- Dining room
- Family room opening onto
- Recently upgraded garden room
- Modern kitchen with integrated appliances
- Three bedrooms
- Modern bathroom
- Attic room
- Extensive off street parking
- Single garage
- Generous corner plot with with beautifully manicured gardens
- Central location just a short walk from the town centre
- Thame & Haddenham Parkway mainline station
- Picturesque market town
- NO UPWARD CHAIN

Greenway, Thame, OX9

Approximate Area = 1400 sq ft / 130 sq m
 Limited Use Area(s) = 192 sq ft / 17.8 sq m
 Garage = 151 sq ft / 14 sq m
 Outbuilding = 156 sq ft / 14.4 sq m
 Total = 1899 sq ft / 176.4 sq m

For identification only - Not to scale



LOCATION

Thame is a quintessential English market town, located close to the Chiltern hills and the city of Oxford. Taking its name from the famous river that flows through its centre, the town is blessed with a long and illustrious history. These days it's a bustling, elegant place with something for all tastes. The pretty High Street is dotted with a mix of Medieval and Georgian buildings and home to a huge range of independent shops as well as bars, public houses and restaurants. Waitrose & Sainsbury's supermarket are also located in the centre. Despite Thame's rural position, the town is well positioned for links to London. Trains from the nearby station now reach Marylebone in around 36 minutes (fast train) while the M40 is a short drive from the town centre. Local education facilities are provided for all ages and include three reputable primary schools and the renowned Lord Williams's Comprehensive School which has obtained a good status from Ofsted. The preparatory school of Ashfold is located in the nearby village of Dorton, with a choice of private schools in nearby Oxford, all accessible by bus. All church denominations are catered for with a particularly well known Catholic school

ADDITIONAL INFORMATION

Services: Mains water, Gas & Electricity

Heating: Gas fired central heating to radiators.

Energy Rating: Current D (68) Potential B (83)

Local Authority: South Oxfordshire District Council

Postcode: OX9 3BG

Council Tax Band: D

Tenure: Freehold

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Hamnett Hayward Ltd. REF: 1523601



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