



9 Rushmead Copse, Abingdon OX14 2NH



## 9 Rushmead Copse

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Located in a quiet cul-de-sac within this sought after North Abingdon development, a lovely well presented three-bedroom semi detached family home offered to the market with the security of no onward chain complete with south facing part walled garden and garage and private parking approached from the rear.

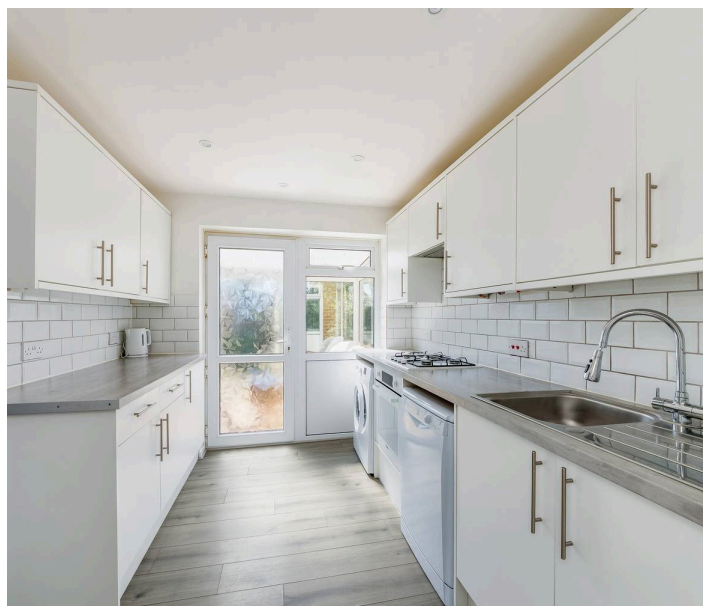
Rushmead Copse is a popular cul-de-sac located within the heart of the North Abingdon Peachcroft development, offering easy pedestrian access to many nearby amenities including the sought after Rush Common primary school and Fitzharrys secondary school. There is a bus stop nearby, which provides a quick route to the thriving Abingdon market town centre (circa. 1.5 miles) and Oxford city (circa. 6 miles). The A34 intersection is a short drive providing a quick route to many important destinations north and south. For railway commuters there is Radley railway station (circa. 1 mile) and Didcot mainline railway station to London Paddington (circa. 8 miles).

Bedrooms: 3 Bathrooms: 1 Reception Rooms: 1

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

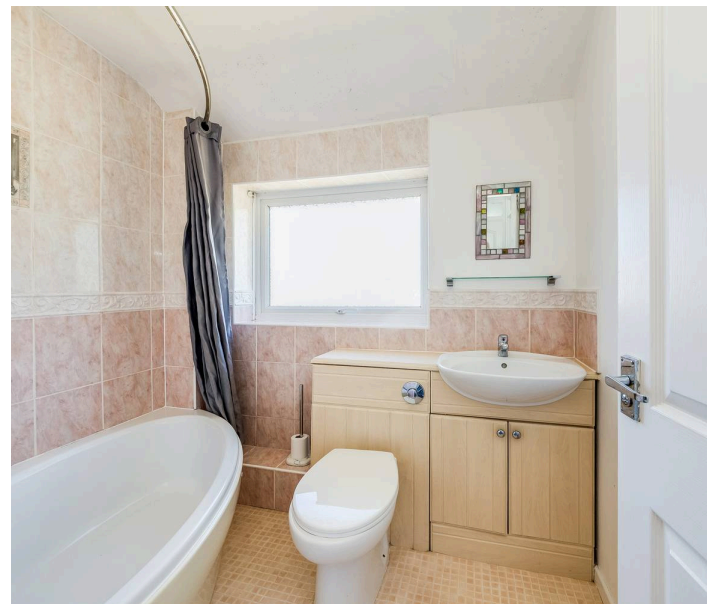




## Key Features

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- Entrance hall with stairs rising to first floor and storage
- Wonderfully light double aspect open plan living/dining room with window to the front aspect and French doors opening out onto the gardens
- Refitted contemporary kitchen with door leading out onto the garden
- Three well proportioned bedrooms two of which are generous double bedrooms
- Family bathroom with neutral suite
- uPVC double glazed throughout and gas central heating
- uPVC conservatory enjoying views over the mature gardens
- South facing part walled gardens offering good degrees of privacy complemented by personal access into the single garage
- Single garage with a driveway parking space





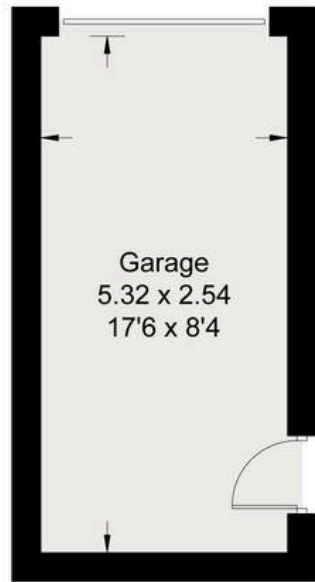
# Rushmead Copse, OX14

Approximate Gross Internal Area = 77.40 sq m / 833 sq ft

Garage = 13.50 sq m / 145 sq ft

Total = 90.90 sq m / 978 sq ft

For identification only - Not to scale



(Not Shown In Actual Location / Orientation)

