5 Wenlock Close, Didcot, OX11 7UJ

Offers Over £350,000 Freehold

THOMAS MERRIFIELD
SALES LETTINGS

The Property

Positioned on a quiet established cul-de-sac is this three-bedroom family home complete with an attached single garage and driveway parking. Located on this established residential cul-de-sac built in the mid 1990's, the property has been well cared for and maintained by its current owner. The ground floors accommodation comprises of a spacious entrance hall with W/C, family sitting room, dining room with UPVC French doors leading to the rear garden and a kitchen. To the first floor is a family bathroom with three-piece suite as well as three well-proportioned bedrooms with two doubles & one traditional single bedroom. Externally; there is a small lawned frontage and block paved driveway with off street parking for a couple of vehicles to the front of the attached single garage. The property has a lapsed planning approval for a full garage conversion with extension over the top to create a 4th bedroom & en-suite shower - P18/S3036/HH. The seller has re-submitted plans for approval as of December 2025. Other benefits to its sale include fully replaced UPVC windows and doors within the last 24 months, gas central heating and a complete onward chain. The property is of a brick build construction and is connected to mains gas, electric, water and drainage. According to Ofcom, there is up to ultrafast broadband available at the property (checker.ofcom.org.uk). According to Ofcom there is good coverage on a range of phone providers (checker.ofcom.org.uk). According to GOV.UK flood risk, there is a low flood risk at the property. For any further information relating to 'The Register of Title' then please contact the estate agent. Properties built or renovated pre-1999 may contain asbestos in certain building materials e.g. Artex, vinyl tiles, sheet boards and corrugated roofing, pipework and lagging/insulation. These are generally considered safe unless disturbed but prospective buyers must take their own advice.

Key Features

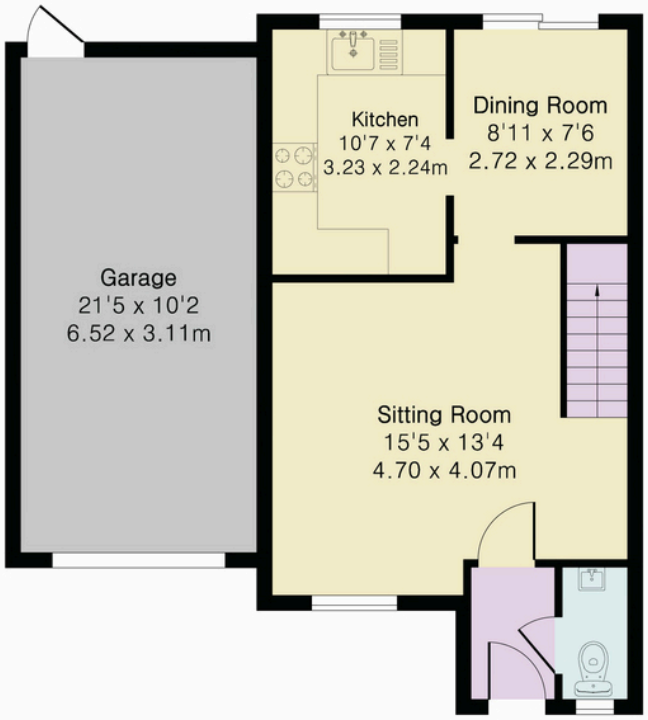
- Established and quiet cul-de-sac location
- Suitable off street driveway parking to the front of the property
- Opportunity to expand its current accommodation via a garage conversion/ OR two storey extension STPP
- Replacement UPVC double glazed windows and doors throughout
- Located 0.9 mile walking distance to Didcot Parkway Train Station
- EPC Rating C
- Council Tax Band: D

The Location

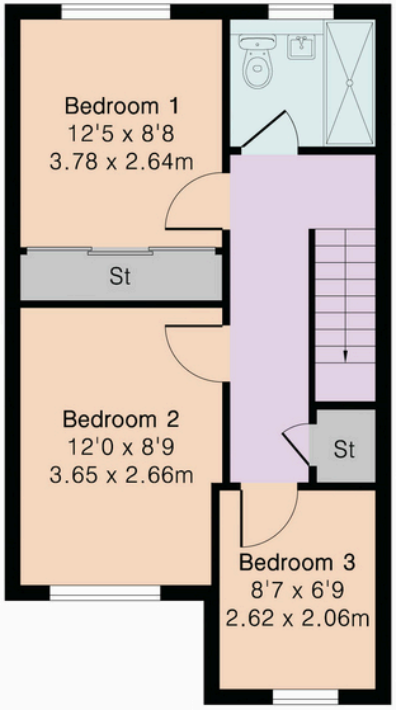
Didcot offers comprehensive leisure and sporting facilities for all ages with the Orchard
Centre shopping complex with multiplex cinema, Cornerstone art centre and various cafes and restaurants. Didcot has excellent road links to the A34 which in turn lead to the M40 in the north and the M4 in the south. There is also an excellent mainline train service into London Paddington approx. 40 minutes.

Approximate Gross Internal Area 812 sq ft - 76 sq m (Excluding Garage)

Ground Floor Area 406 sq ft – 38 sq m
First Floor Area 406 sq ft – 38 sq m
Garage Area 218 sq ft – 20 sq m



Ground Floor



First Floor

PINK PLAN

Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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