



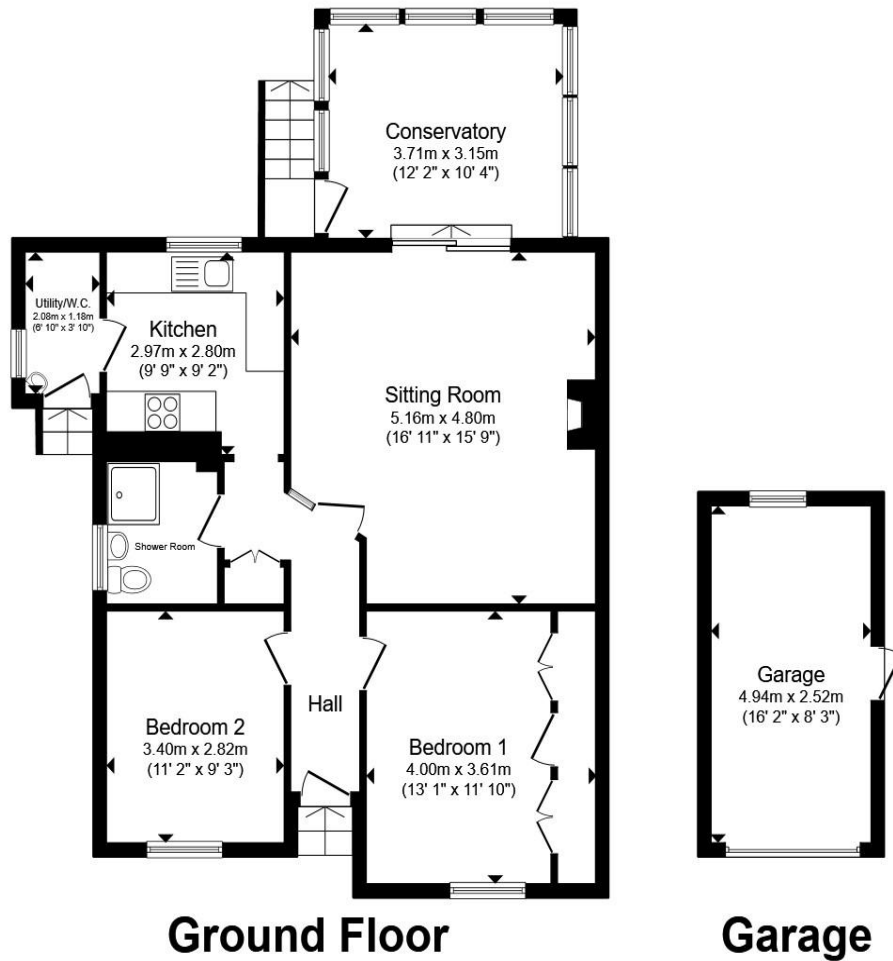
**Kennedy Crescent, Cholsey, WALLINGFORD OX10 9QZ**

## Welcome to

### Kennedy Crescent, Cholsey, WALLINGFORD

This modern and deceptively spacious, extended bungalow has undergone many internal home improvements over recent years and features a landscaped westerly facing rear garden which has been made accessible with ramps to the rear and front for ease. The internal accommodation comprises: entrance hall, large sitting room, conservatory, modern fitted kitchen with utility room, two double bedrooms and modern fitted shower room. The property has double glazing throughout, gas radiator central heating. Outside to the front is a brick block paved driveway with ramped access to the front door, side access gate and single garage. To the rear is a fully landscaped garden with ramped access and raised borders, being westerly facing and slightly elevated you will enjoy even more of the summer evenings. There is potential to create further rooms with a loft conversion (STPP).





**Entrance Hall**

**Sitting Room**

16' 11" x 15' 9" ( 5.16m x 4.80m )

**Kitchen**

9' 9" x 9' 2" ( 2.97m x 2.79m )

**Utility Room**

6' 10" x 3' 11" ( 2.08m x 1.19m )

**Conservatory**

12' 2" x 10' 4" ( 3.71m x 3.15m )

**Bedroom 1**

13' 1" x 11' 10" ( 3.99m x 3.61m )

**Bedroom 2**

11' 2" x 9' 3" ( 3.40m x 2.82m )

**Shower Room**

**Garage**

16' 2" x 8' 3" ( 4.93m x 2.51m )

**Front And Rear Gardens**

Total floor area 95.4 m<sup>2</sup> (1,027 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



## Welcome to

## Kennedy Crescent, Cholsey, WALLINGFORD

- Two-bedroom Semi-detached Bungalow
- Undergone many internal home improvements
- Modern and deceptively spacious
- Fully landscaped garden with ramped access
- Potential to create further rooms with a loft conversion (STPP)

Tenure: Freehold EPC Rating: C  
Council Tax Band: D

# £450,000



Cholsey is a popular village 2 miles south of Wallingford in South Oxfordshire. The village is fortunate to have a local butcher, a Tesco Express, a pharmacy and a modern community hall. This village is also popular for commuting, with a train station on the main Oxford line, giving access to London (Paddington) from around one hour. The Market town of Wallingford has a broad range of local shops, plus a large Waitrose. Didcot is about fifteen minutes by car, and Oxford around 40 minutes.



Please note the marker reflects the postcode not the actual property

**view this property online** [allenandharris.co.uk/Property/WLF105157](https://allenandharris.co.uk/Property/WLF105157)



Property Ref:  
WLF105157 - 0005

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