



Connells

Chinnor Road
Thame



Property Description

This charming two-bedroom home on Chinnor Road offers a wonderful blend of character features and practical living. The inviting living room boasts high ceilings, exposed wooden floorboards and a feature fireplace, creating a warm and atmospheric space. A separate dining room provides an excellent area for entertaining, while the kitchen sits to the rear of the property and offers direct access to the garden. The ground floor also includes a well-presented bathroom.

Upstairs, the property features two well-proportioned double bedrooms, both offering comfortable accommodation and plenty of natural light. The rear bedroom benefits from access to the loft via a pull-down ladder, providing valuable additional storage and potential for further use (subject to the relevant consents).

The property enjoys a private rear garden, mostly laid to lawn with mature planting. A raised patio area at the far end provides an ideal spot for alfresco dining and relaxing during the warmer evenings.

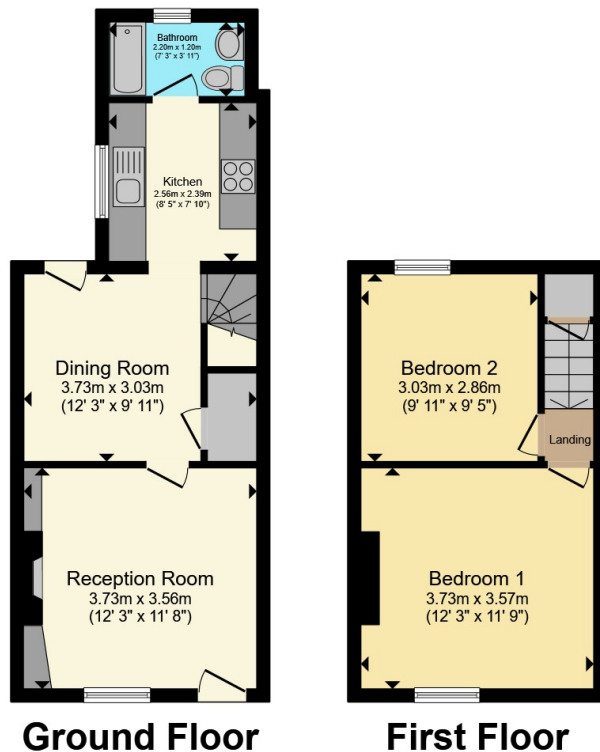
Located in the thriving market town of Thame, the home is within reach of a wide range of local amenities including shops, cafés, restaurants and leisure facilities. The area offers excellent transport connections, with Haddenham & Thame Parkway railway station providing fast links to London and Oxford, and the M40 close by for convenient road travel.

Families will appreciate the property's position within the catchment area for the highly regarded Lord Williams's School.

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Total floor area 59.8 m² (644 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

Connells



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103 High Street
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EPC Rating: D Council Tax
 Band: C

view this property online connells.co.uk/Property/THM307239

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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