

GREEN & CO



£615,000 5 Stevenson Close, East Hanney, Oxfordshire, OX12 0FF, UK

Freehold



£615,000 Stevenson Close, East Hanney

Council Tax Band G

A superb five-bedroom family home situated in the sought-after village of East Hanney, tucked away on the edge of this modern residential development. Features include a spacious sitting room, bright and airy kitchen/dining room, entrance hall, fantastic master bedroom with ensuite shower room and dressing room, three further double bedrooms, one of which offers another ensuite shower room, a single bedroom currently being utilised as a home office and family bathroom. Outside offers a low maintenance rear garden with a large patio and timber decking, an integral double garage and driveway parking completes this lovely home. This superb five-bedroom family home offers an exceptional blend of modern comfort and village charm. Upon entering, you are welcomed by a spacious entrance hall that sets the tone for the generous proportions found throughout the home. The generous sitting room serves as a perfect space for relaxation and family gatherings. The heart of the home is the bright and airy kitchen/dining room, thoughtfully designed to cater to both everyday living and entertaining. This space seamlessly integrates modern appliances with stylish finishes. A fantastic master bedroom with ensuite shower room, three additional double bedrooms offer generous accommodation, one of which includes another ensuite shower room. A fifth single bedroom is currently utilised as a home office, offering flexibility to suit your lifestyle needs. The family bathroom is elegantly appointed, serving the additional bedrooms with style and functionality. The property also benefits from an integral double garage and driveway parking, ensuring ample space for vehicles and storage. This delightful home combines spacious living areas with thoughtful design elements, making it an ideal choice for families seeking comfort and convenience in the picturesque village of East Hanney.

what3words. [w3w.co/pizzas.hooks.seabirds](https://www.what3words.com/pizzas.hooks.seabirds).



Green & Co. 33 Market Place Wantage OX12 8AL; t. 01235763562; e.sales@greenand.co.uk



Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>. If Rightmove has deleted this link, please click on the attached PDF brochure and follow the link provided there.

Utilities. All mains services connected. Heating Type. Gas-fired central heating to radiators.

Estate Service Charge. Half-yearly service charge of £266.84.

Location. East & West Hanney are attractive Oxfordshire villages benefiting from good communication links to Wantage and beyond, with Didcot Parkway approx. 9 miles away, Oxford around 12.5 miles distant and Swindon approximately 17 miles off. Featuring two public houses The Black Horse & The Plough, which is now owned by many local residents and both Indian & Italian Restaurants, these thriving communities also boast a community shop, tennis, football, bowls, and cricket clubs and a busy social scene. Village life is enhanced by excellent access to the beautiful surrounding Oxfordshire countryside, for ramblers and cyclists alike. In this modern age, the village website; <http://www.thehanneys.org.uk/> is a superb medium to integrate into all that these lovely villages have to offer.

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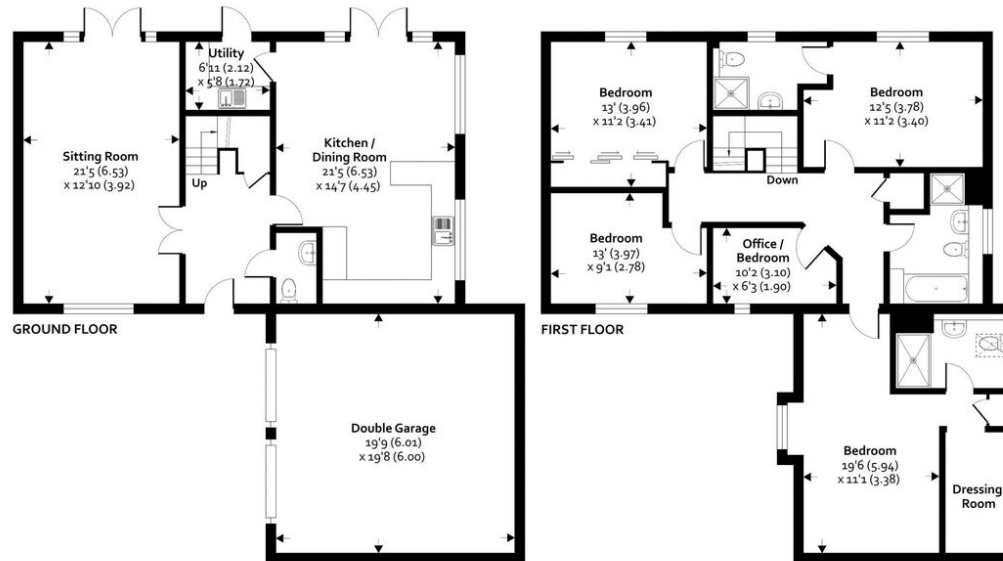




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Approximate Area = 1889 sq ft / 175.4 sq m
 Garage = 388 sq ft / 36 sq m
 Total = 2277 sq ft / 211.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Green & Co. REF: 1255886



Score	Energizing	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	80 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>.

SDLT. For Stamp Duty Land Tax calculations, visit <https://www.gov.uk/stamp-duty-land-tax/residential-property-rates>.

Flood Risk. To check the long-term flood risk for this property, visit <https://www.gov.uk/check-long-term-flood-risk>.

Planning. To see any planning applications that may affect this property, visit <https://www.gov.uk/search-register-planning-decisions>.

The logo for Green & Co. is displayed in white serif font on a dark green rectangular background. The word 'GREEN' is in a larger font size than '& CO'.

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