

8 EDSELL CRESCENT

THAME, OXFORDSHIRE. OX9 3BP



HAMNETT
HAYWARD

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An immaculate five-bedroom detached home on the edge of a family-friendly development, enjoying spectacular countryside views.

Edsell Crescent forms part of an elegant and highly sought-after collection of detached homes, set within a prestigious modern development built by Persimmon Homes approximately five years ago. This substantial five-bedroom detached home occupies a superb plot and features a recently built outdoor garden room, creating an exceptional space for entertaining. Perfectly positioned, the property enjoys uninterrupted views across open countryside and the stunning Chiltern hills. Thame is a highly sought after and picturesque market town, ideally positioned for access to the M40 and Haddenham & Thame Parkway for a comprehensive service into London Marylebone (under 40 mins). This development has immediate footpaths linking to the popular Phoenix trail and within catchment of the highly regarded John Hampden primary school.

Internally the property enjoys well balanced accommodation arranged over two floors, particular mention is made of the substantial open plan kitchen/dining/family room, extending to 35' in length with twin glazed doors overlooking the lovely rear garden. The kitchen itself is fitted with a comprehensive range of gloss cupboard and drawer units with Quartz work surfaces - integrated Electrolux appliances include a dishwasher, double oven and gas hob. A separate utility room is accessed from the kitchen with additional storage. Further accommodation to the ground floor includes an impressive reception hall, serving a sitting room extending to 21' with a built in media and storage unit and a separate family/playroom, both receptions enjoying a delightful outlook. To the first floor are five double bedrooms including the most luxurious master bedroom suite, with walk in dressing room and a view, a large en-suite bathroom with bath and separate shower cubicle. Four further bedrooms and two bathrooms complete the first floor, including two double beds with a Jack & Jill shower room.

Outside, a particular feature of this home is the beautifully landscaped garden, thoughtfully designed to include a timber-framed open-sided garden room, creating a superb space for relaxing and entertaining. To the front is substantial parking for several cars and a detached double garage. For dog walks, a footpath opposite the property extends directly to the Thame Park Estate, opening to a further network of rural walks.

“A FABULOUS FIVE BEDROOM DETACHED FAMILY HOME ENJOYING THE MOST DELIGHTFUL POSITION, ENJOYING FAR REACHING VIEWS OVER THE THAME PARK ESTATE AND THE GLORIOUS CHILTERN’S”



AT A GLANCE

- A magnificent five bed detached family home offering immaculate, well balanced accommodation
- Truly outstanding position on the fringe of a development with breathtaking views over countryside
- An impressive rear garden featuring a recently constructed outdoor garden room/BBQ area
- Luxurious master bedroom suite with walk in dressing room, bathroom and views
- Picturesque market town providing good access to London Marylebone (under 40 mins from station)



SUMMARY

- Substantial reception hall
- Cloakroom
- Substantial open plan kitchen/dining/family room extending to 35' in length and opening to garden
- Kitchen with a range of integrated appliances and Quartz work surfaces
- Utility room
- Sitting room with bespoke storage
- Family room/playroom
- Impressive master suite of bedroom, walk in dressing room, en-suite bathroom and outstanding views
- Four further bedrooms, including two double rooms with 'Jack & Jill' shower room
- Well appointed family bathroom
- Recently landscaped gardens extending to a width of 90' and including a recently constructed outdoor garden room and entertaining area
- Substantial off street parking to the front for several vehicles
- Detached double garage
- Popular 'family friendly' development
- Catchment for John Hampden primary school
- Within a short walk of the popular Phoenix Trail
- London Marylebone in 36 minutes from nearby Thame & Haddenham Parkway
- Picturesque market town
- Outstanding views over Thame parkland and the beautiful Chilterns hills

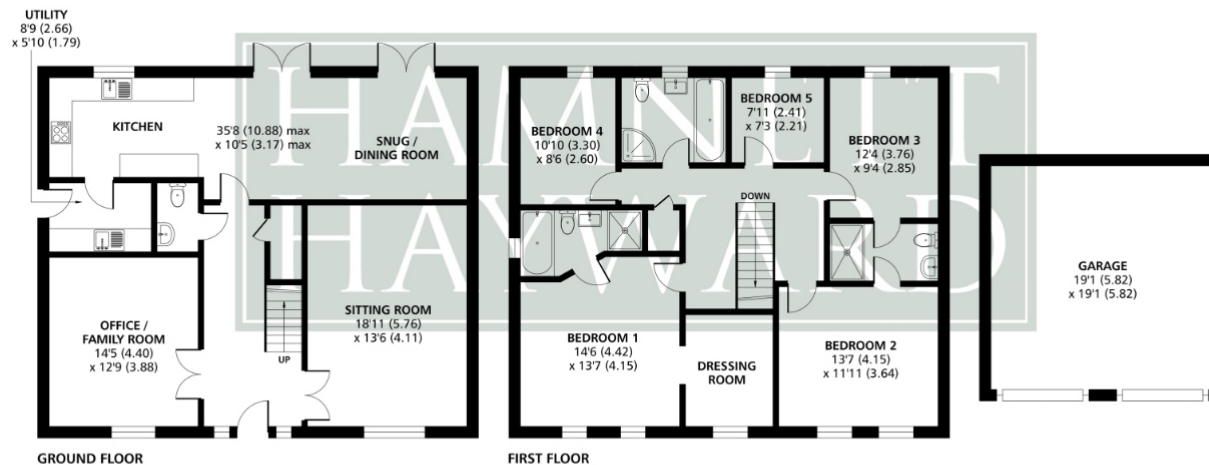
Edsell Crescent, Thame, OX9

Approximate Area = 2126 sq ft / 197.5 sq m

Garage = 365 sq ft / 33.9 sq m

Total = 2491 sq ft / 231.4 sq m

For identification only - Not to scale



LOCATION

Thame is the quintessential English market town, located close to the Chiltern hills and the city of Oxford. Taking its name from the famous river that flows through its centre, the town is blessed with a long and illustrious history. These days it's a bustling, elegant place with something for all tastes. The pretty High Street is dotted with a mix of Medieval and Georgian buildings and home to a huge range of independent shops as well as bars, public houses and restaurants. A Waitrose & Sainsburys supermarket are also located in the centre. Despite Thame's rural position, the town is well positioned for links to London. Trains from the nearby station now reach Marylebone in around 36 minutes (fast train) while the M40 is a short drive from the town centre. Local education facilities are provided for all ages and include three reputable primary schools and the renowned Lord Williams' Comprehensive School which has obtained a good status from Ofsted. The preparatory school of Ashfold is located in the nearby village of Dorton, with a choice of private schools in nearby Oxford, all accessible by bus. All church denominations are catered for with a particularly well known Catholic school

ADDITIONAL INFORMATION

Services: Mains water, Gas & Electricity

Heating: Gas fired central heating to radiators.

Energy Rating: Current B (87) Potential A (92)

Tenure: Freehold, Man.Co charges £351.23 Per Annum

Local Authority: South Oxfordshire District Council

Postcode: OX9 3BP

Council Tax Band: G

GUIDE PRICE **£925,000**

 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nrdhcom 2025. Produced for Hamnett Hayward Ltd. REF: 1453248



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