



**Connells**

Markus Avenue  
Thame



### Property Description

A superb opportunity to acquire a well-presented three-bedroom semi-detached family home, ideally situated on desirable Markus Avenue in Thame.

This property offers a flexible and comfortable layout, excellent outdoor space and the added benefits of off-street parking and a summer house - perfect for modern family living.

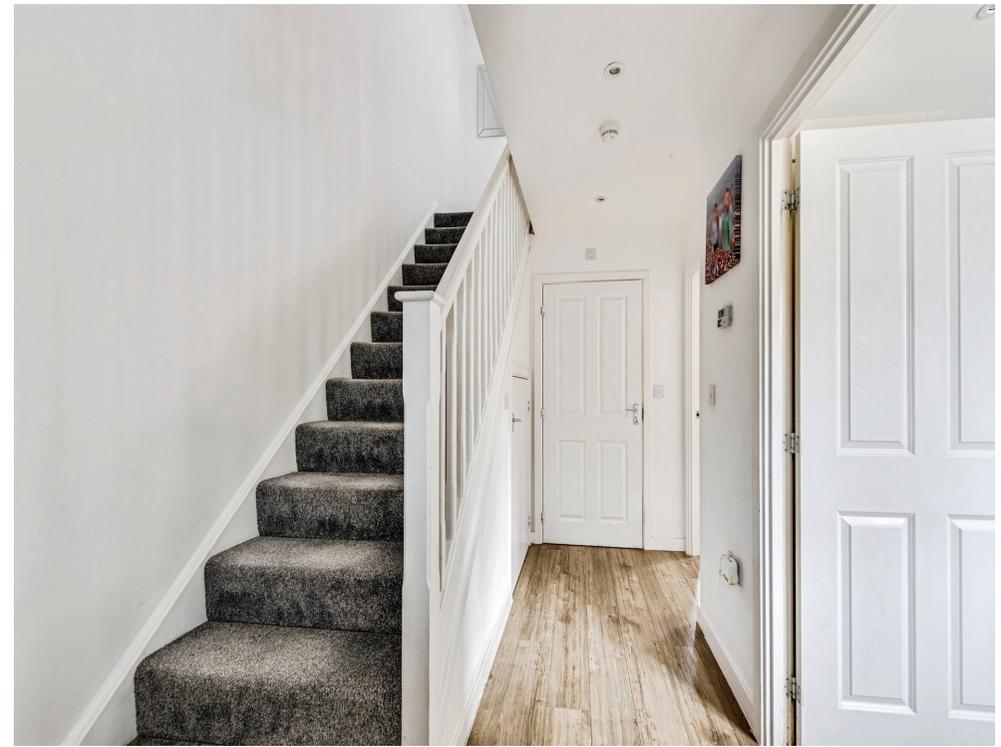
The property offers a welcoming entrance hallway leading to a fitted kitchen and a bright lounge to the rear, featuring patio doors opening directly onto the garden - perfect for entertaining and family living. A convenient downstairs cloakroom completes the ground floor.

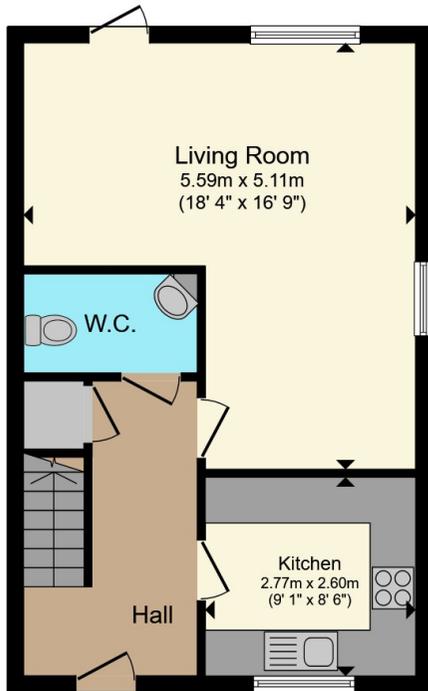
Upstairs comprises three bedrooms and a family bathroom, providing

comfortable and versatile accommodation.

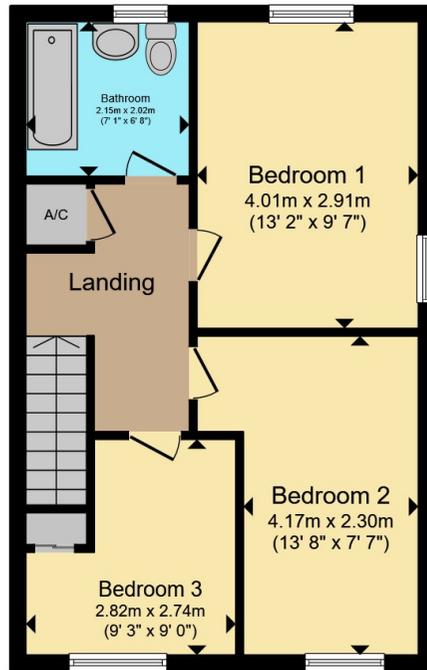
Externally, the rear garden is mainly laid to lawn with a patio area and benefits from a summer house, ideal for use as a home office, gym or additional storage. To the front, the property offers two off-street parking spaces.

An excellent opportunity for first-time buyers or families seeking a home in a popular residential location close to local amenities and schools.

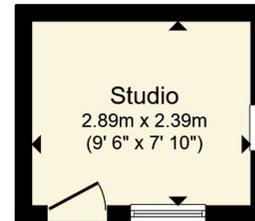




**Ground Floor**



**First Floor**



**Outbuilding**



Total floor area 92.4 m<sup>2</sup> (995 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)



To view this property please contact Connells on

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103 High Street  
 THAME OX9 3DZ

EPC Rating: B Council Tax Band: D

Service Charge: 572.76 Ground Rent: Ask Agent

Tenure: Leasehold

**view this property online [connells.co.uk/Property/THM307235](http://connells.co.uk/Property/THM307235)**

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Mar 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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