



Rawthey Avenue, Didcot, Oxfordshire, Ox11 7XN

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Rawthey Avenue, Didcot.

A well-maintained three-bedroom link-detached home, ideally positioned on Rawthey Avenue within the highly sought-after Ladygrove development in Didcot.

The property is entered via a welcoming entrance hallway with a cloakroom and stairs rising to the first floor. The spacious living room features a charming fireplace and benefits from useful downstairs storage. This flows seamlessly into the adjoining dining area, creating an excellent space for both everyday living and entertaining, with patio doors opening directly onto the rear garden. The kitchen is well appointed with ample storage, space for white goods and a convenient breakfast bar, complemented by a practical utility area to one end. A courtesy door provides internal access to the single garage, which offers extensive shelving and additional loft storage.

To the first floor, the principal bedroom is a generous double featuring fitted wardrobes and a modern en-suite shower room. There is a further double bedroom, a good-sized single bedroom, and a family bathroom fitted with a white suite and a shower over the bath.

Externally, the property benefits from driveway parking for at least two vehicles, along with access to the garage. The rear garden is accessible via a side gate and is mainly laid to lawn, with established allotment-style planting areas and a patio ideal for outdoor seating and relaxation.

Early viewing is recommended to fully appreciate the space, layout, and desirable location this excellent family home has to offer.



- Spacious living room featuring a charming fireplace and useful downstairs storage, flowing into the adjoining dining area which creates an excellent space for entertaining.
- Principal bedroom positioned on the first floor, presented as a comfortable double with fitted wardrobes and a modern en-suite shower room.
- Courtesy door providing access to the single garage with extensive shelving and additional loft storage.
- Driveway parking for at least two vehicles to the front of the property, alongside access to the single garage.

3		bedrooms	Council Tax Band: D
1		receptions	Tenure: Freehold
2		bathrooms	EPC Rating: D



The spacious living room features a character fireplace and benefits from a useful understairs storage cupboard.



The principal bedroom is a comfortable double with fitted wardrobes and an en-suite shower room.







The rear garden can be accessed via a side gate and is mainly laid to lawn, with allotment-style planting areas and a patio ideal for outdoor seating.



Rawthey Avenue, OX11

Approximate Gross Internal Area = 87.10 sq m / 938 sq ft

Garage = 13.30 sq m / 143 sq ft

Total = 100.40 sq m / 1081 sq ft

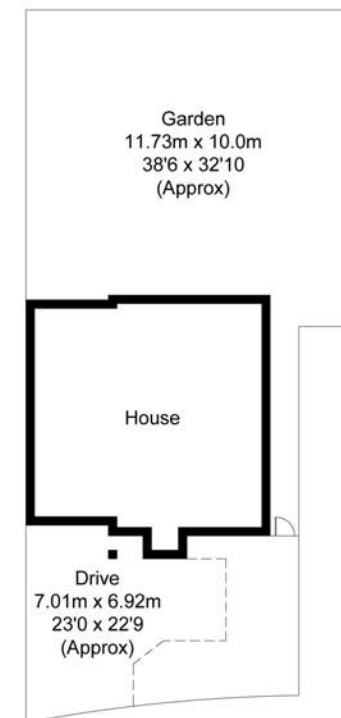
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Ground Floor



First Floor



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