



Windsor Street, Grove OX12 0FZ  
Oxfordshire, £325,000

Waymark

# Windsor Street, Wantage OX12 0FZ

Oxfordshire  
Freehold

Beautifully presented home | South facing rear garden | Large master bedroom with ensuite shower room | Popular area of Grove | Off-street parking

### Description

Representing an ideal first time or investment purchase, is this immaculately presented three bedroom terrace townhouse which has been well maintained to a high standard by the current owners. Situated in the popular location of Grove, close to local amenities, the property should be viewed internally to avoid disappointment.

The light and airy accommodation comprises on the ground floor; entrance hall, cloakroom, living room with useful under stairs cupboard and kitchen/dining room opening out to the south facing rear garden. The first floor consists of a modern family bathroom and two good size double bedrooms with recesses providing a useful space for wardrobes. The top floor boasts a small landing with built-in storage cupboard, a beautiful master bedroom with a spacious ensuite.

Externally the property benefits from an enclosed well-tended south facing rear garden with separate gated access. The landscaped rear garden includes a patio area which is perfect for outside dining and entertaining with the remainder laid to lawn and useful storage shed. To the front of the property are two off-street parking spaces.

Material Information: The property is freehold, connected to mains gas, electric, water and drainage. The property is heated via a gas fired boiler and uPVC double glazing throughout. Please open 'Brochure 1' for further material information to include broadband and mobile signal, flood risk and more.

### Location

Grove is a large village conveniently located just outside the popular market town of Wantage in the heart of the Vale of White Horse. The village enjoys a wide range of local amenities suitable for everyday needs. There are excellent transport links offering easy access to Wantage (c.1.5 miles), Faringdon (c.10 miles), Oxford (c.15 miles), A34 and A420. Local schooling includes both Millbrook and Grove Church of England primary schools. St Alfred's is the local secondary school and is located in Wantage. Didcot Parkway railway station with fast links to London Paddington (37 minutes) is located just 9 miles away.

### Viewing Information

Viewings by appointment only please.

### Local Authority

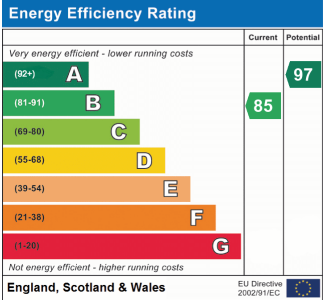
Vale of White Horse District Council.

Tax Band: C



Waymark  
Wantage Office

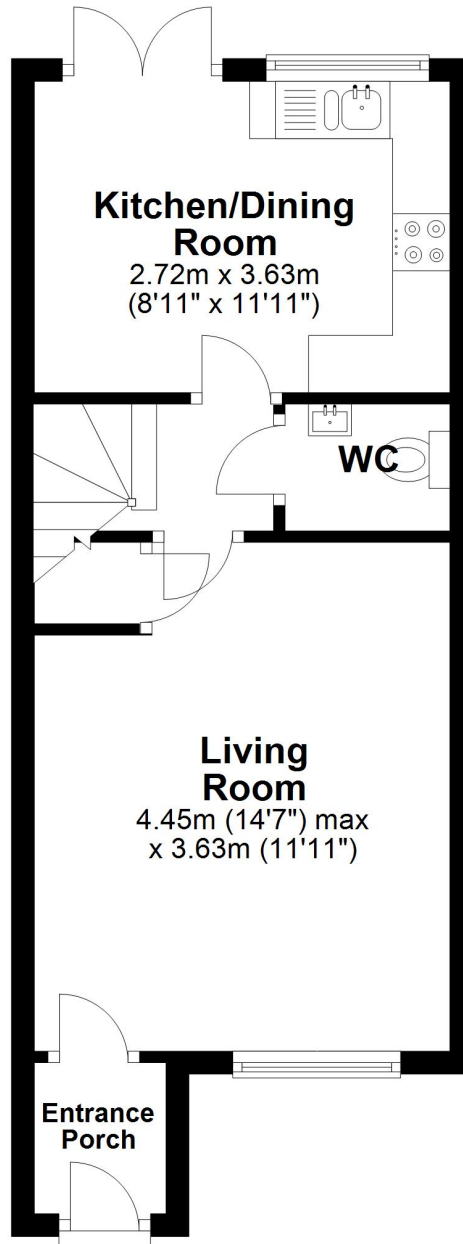
T: 01235 645645  
E: wantage@waymarkproperty.co.uk





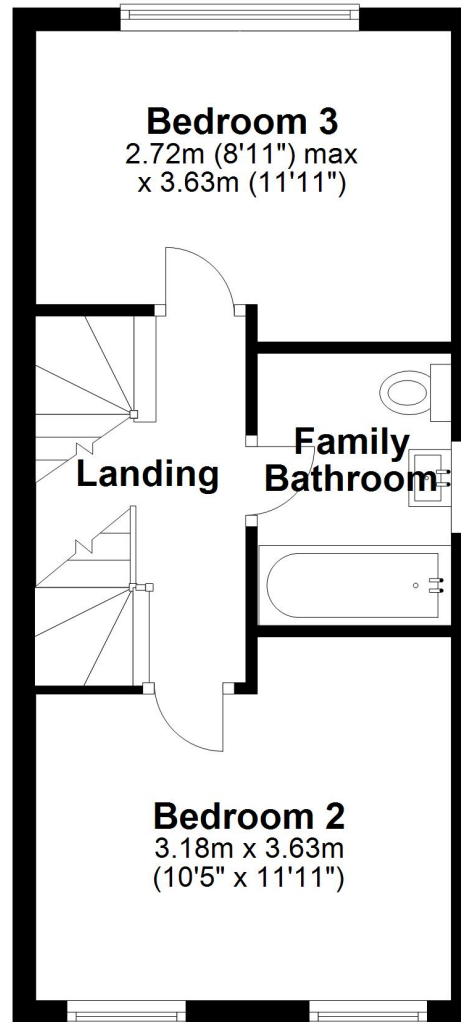
## Ground Floor

Approx. 32.4 sq. metres (348.9 sq. feet)



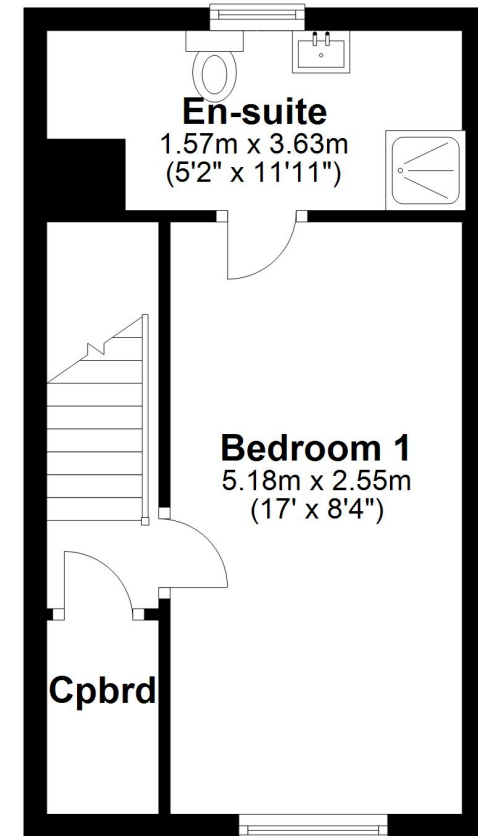
## First Floor

Approx. 30.8 sq. metres (331.9 sq. feet)



## Second Floor

Approx. 24.9 sq. metres (267.7 sq. feet)



**Total area: approx. 88.1 sq. metres (948.5 sq. feet)**

Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They do not form part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact.

