



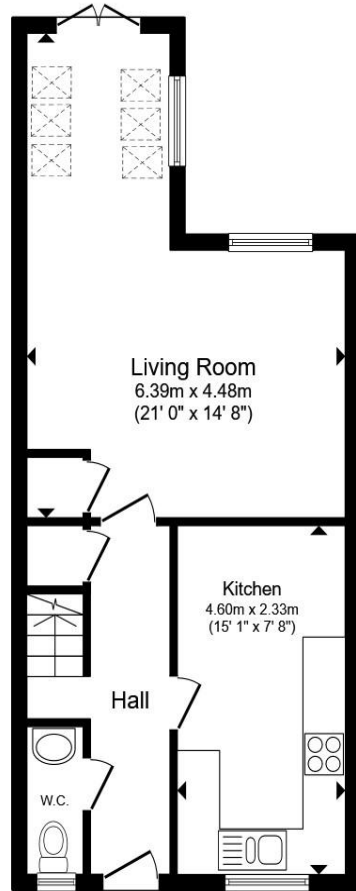
Blackthorn Road, WANTAGE, OX12 7FW

welcome to

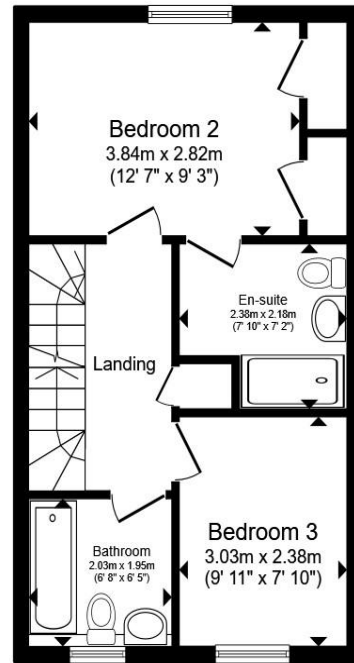
Blackthorn Road, WANTAGE

Allen and Harris is delighted to welcome to the market Blackthorn Road, Wantage located on the popular Kingsgrove Development. . A three story three bedroom semi detached home. This home provides a kitchen , lounge diner, and down stairs cloakroom to the ground floor. The first floor offers two bedrooms, the larger of the two providing an shower ensuite and a built in cupboard. and a main family bathroom. On the top floor is the master bedroom with a shower en-suite and storage cupboard. The rear is a fully enclosed garden with side access. To the front is a driveway for two cars.

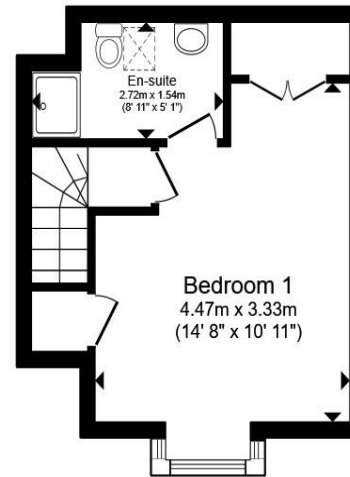




Ground Floor



First Floor



Second Floor

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 103.1 m² (1,110 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

welcome to

Blackthorn Road, WANTAGE

- Semi- Detached
- Three bedrooms
- Cloakroom
- Driveway Parking
- Two En-Suites

Tenure: Freehold EPC Rating: B
Council Tax Band: D

£425,000

Wantage is a historic market town situated within the Vale of White Horse. The town offers various schooling for all ages, a range of shopping and leisure facilities, as well as a market on a Wednesday and Saturday. Wantage has excellent commuting links via the A34 with the M40 in the north and M4 in the south. Didcot c.9 miles offers fast connections to London Paddington c.38 minutes. This property benefits from being walking distance to the Wantage primary school, cooperative and a newly built community hall.



Please note the marker reflects the
postcode not the actual property

view this property online allenandharris.co.uk/Property/DID107195



Property Ref:
DID107195 - 0005

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Allen & Harris is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, 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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