

20 FLEETWOOD WAY

THAME, OXFORDSHIRE OX9 3DF



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Located on a quiet cul-de-sac location and within walking distance of Thame high street is this spacious 3 bedroom family home on the outskirts of the ever popular Lea Park development. Offered to the market in good condition throughout, the property benefits from two double bedrooms, one single bedroom, a large sitting room/diner as well as downstairs cloakroom and kitchen with integrated garage that has the potential to extend STPP.

The ground floor configuration is bright, airy and family-friendly, with a large open plan sitting room/diner with patio doors leading onto the garden. The kitchen has a good range of both base and wall units with built in electric oven and hob. It offers the potential to extend into the integral garage which is currently used as a playroom with storage to the front of the garage. There is also a downstairs cloakroom/WC.

Upstairs, the property has three bedrooms, two doubles and one single, and there is a fully fitted white bathroom with shower over the bath.

To the rear of the property, the garden is mainly laid to lawn with gated access to the rear of the property.

There is an excellent children's park a few minutes away from the property. This really is an excellent opportunity to purchase a family home in an ideal location!

“3 BEDROOM FAMILY HOME WITHIN WALKING DISTANCE OF TOWN”



IN BRIEF

- Three bedroom family home on Lea Park development
- Large and airy sitting room/diner overlooking the garden
- Potential to convert garage into additional living space
- Close to the Thame High Street
- Kitchen with adjoined garage suitable for conversion



OVERVIEW

- Large sitting room/dining area with patio doors leading onto the garden
- Two double bedrooms
- Single bedroom/play room/study
- Bathroom, W.C.
- Downstairs Cloakroom
- Garage and Driveway
- Close to the Thame High Street
- CHAIN FREE

OFFERS OVER

£290,000

SUPPLEMENTARY INFORMATION

Services: Mains gas, electricity, drainage and water

Heating: Gas fired central heating

Energy Rating: Current 72 (C) Potential 77 (C)

Environmental Impact Rating: Current 70 (C) Potential 72 (C)

Local authority: South Oxfordshire District Council

Council tax band: C

Broadband: Standard up to 17Mb, Fibre up to 76Mb

FLOOR PLAN PENDING

LOCATION

A thriving, 'living' market town in the heart of Oxfordshire at the foot of the Chiltern Hills, Thame is rich in history with Mediaeval, Georgian and Victorian architecture. Its iconic boat-shaped high street wraps around the market place and hosts a popular market every Tuesday, a twice-weekly cattle market and regular farmers' markets.

Thame has unique, award winning shops which share the high street with well-known brands, traditional English pubs selling real ale, Italian, Chinese and Indian restaurants, delightful cafes and tea rooms. The town has its own local nature reserve, many public footpaths including the Chiltern Hills, Ridgeway Path and the Oxfordshire Way with outstanding views of the surrounding area.

Schools: Local facilities include three highly reputed primary schools and the Lord Williams Comprehensive School which has been rated as outstanding by Ofsted. Excellent private and grammar schools are within easy reach.

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