

# 6 BARTONE PLACE

THAME, OXFORDSHIRE, OX9 3ED



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**A beautifully presented and upgraded four bedroom semi detached home on this highly sought after development on the outskirts of Thame, within walking distance of the High Street.**

Built in 2015, the property has benefited from upgraded fixtures and fittings and is neutrally decorated to a high standard throughout. The south facing and enclosed garden has been professionally landscaped and is a real highlight—with a large patio area and access to the detached garage that has ample storage.

The property has generous accommodation arranged over two floors and the downstairs has a large reception room with an outlook to the rear of the property. The spacious kitchen/diner which overlooks the front, has a wide range of ivory base and floor units as well as integrated appliances, There is also a downstairs cloakroom.

Upstairs, there are three double bedrooms, and a single, the main bedroom benefitting from an en-suite shower room. The family bathroom is fitted with a white suite. There is also a single garage and driveway parking.

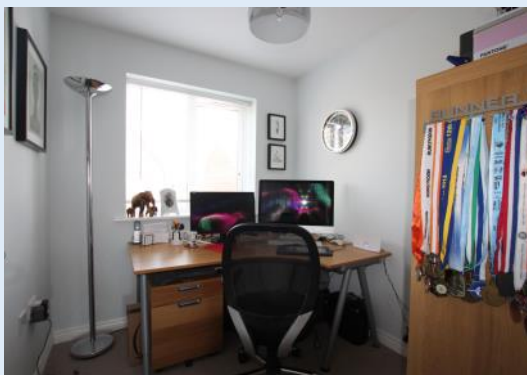
‘A SPACIOUS AND BEAUTIFULLY PRESENTED FAMILY HOME’



## IN BRIEF

- Three double bedrooms and a single
- Large kitchen/diner with window seat
- Bathroom & ensuite shower room
- Ideally situated for Thame High Street





## OVERVIEW

- Built in 2015 by Taylor Wimpey
- South facing, landscaped garden
- High specification and upgrade throughout
- Large kitchen/diner overlooking front
- Three double bedrooms and one single
- Communal gardens and open space
- Detached garage and driveway parking
- Main bedroom with en-suite
- Idyllic location yet close to all amenities
- NHBC warranty remaining

**GUIDE PRICE:     £529,950 FREEHOLD**

## SUPPLEMENTARY INFORMATION

**Services:** Mains gas, electricity, drainage and water

**Heating:** Gas central heating to radiators

**Energy Efficiency Rating:** Current B (87) Potential A (96)

**Local Authority:** South Oxfordshire District Council

**Council Tax:** D

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.

Commuting: 14 miles east of Oxford, 10 miles south-west of Aylesbury, Thame is easily accessible from the M40 Junction 7 and 8. The nearest train station is Haddenham and Thame Parkway which is on the main line between Marylebone Station, London and Birmingham.

### PIKE SMITH & KEMP

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