



126 Caldecott Road, Abingdon
Abingdon

Simpsons
The Proactive Agent

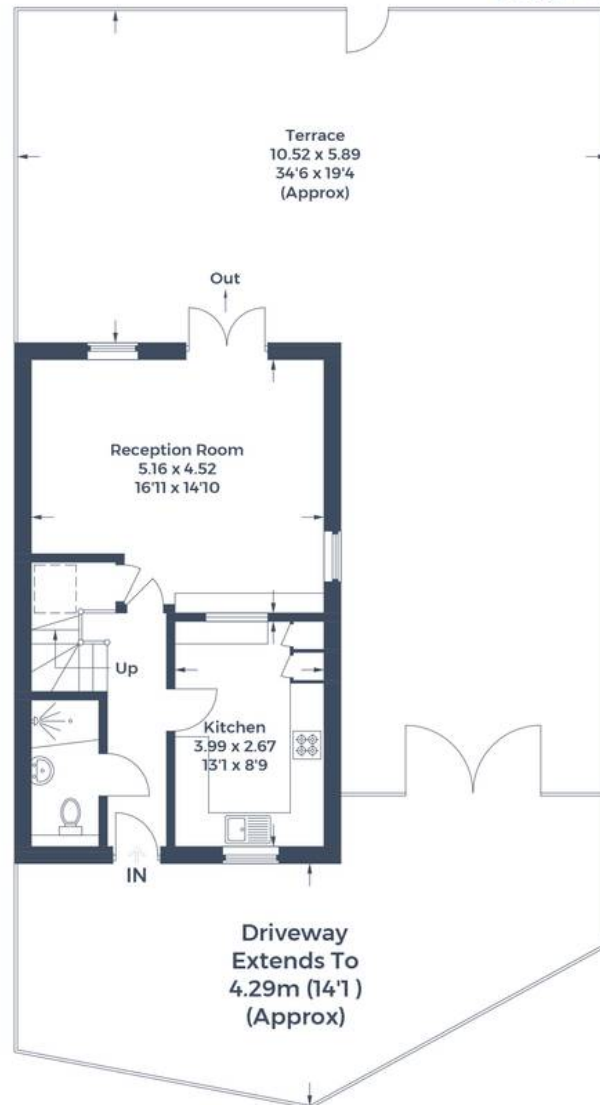
£525,000



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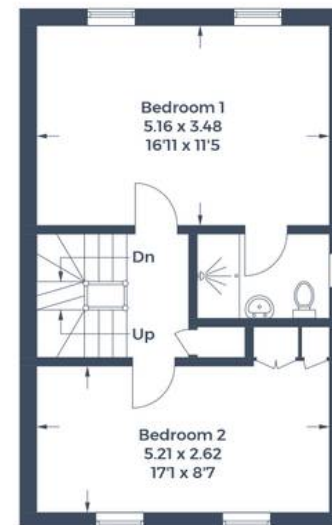


Approximate Gross Internal Area
 Ground Floor = 45.3 sq m / 488 sq ft
 First Floor = 45.0 sq m / 484 sq ft
 Second Floor = 43.1 sq m / 464 sq ft
 Total = 133.4 sq m / 1,436 sq ft



Ground Floor

 = Reduced headroom below 1.5m / 5'0"



First Floor



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

126 Caldecott Road

Abingdon, Abingdon

A very comfortable, four double bedroom town house, with views from the rear over The River Thames.

Council Tax band: E

Tenure: Freehold

- A larger than average Town House offering spacious, well laid out accommodation.
- Private driveway parking for two cars in addition to two further allocated parking spaces.
- Four double bedrooms, including an en-suite from the master bedroom and a guest bedroom with a private balcony overlooking the Thames.
- Three bathrooms, including a very useful ground floor shower room/WC.
- A unique double width plot, initially earmarked for development of a further dwelling by the developer.
- Planning permission has been granted to erect a ground floor side annexe. Plans can be viewed on the Vale Planning Portal Website - reference P23/V2456/HH.



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