

Poplar Farm Road | Chalgrove

 **Griffith & Partners**
ESTATE AGENTS, VALUERS AND RESIDENTIAL LETTINGS



Price £1,050 pcm

3 bedroom mid terraced family home in Chalgrove offering a good sized living room, kitchen with pantry, 3 bedrooms, family bathroom, gardens front and rear and with allocated parking and garage. Double glazing and Gas Central Heating. EPC- D

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Poplar Farm Road, Chalgrove

ENTRANCE HALL

new carpet, full height cupboard with rail and coat hooks, telephone point, door leading to

LIVING ROOM

Good sized room with double aspect comprising UPVC double glazing to the front and UPVC bi folding patio doors providing access to the rear garden.

Baxter gas fire with stone effect surround and fireplace.

2 pendant lights, one with dimmer switch, new carpet, door to

KITCHEN

Marble effect work tops with kitchen cupboards above and below, tiled splashbacks, kitchen sink with mixer tap and drainer to side, tiled floor, freestanding Zanussi electric oven with grill and hob, extractor fan over, Bosch slimline top loading washing machine under counter, freestanding Indesit fridge and freezer under counter, walk in pantry with shelving.

UPSTAIRS LANDING

Large airing cupboard housing hotwater tank and shelving, doors leading to

BEDROOM 1

Double Room with UPVC double glazed window to rear overlooking garden, radiator under window, ceiling pendant light with shade

BEDROOM 2

Similar sized room with UPVC window to the front, new carpet, ceiling pendant light with shade

BEDROOM 3

Single room, front facing with UPVC window, ceiling pendant light and shade

BATHROOM

Large family bathroom with white suite, Brand new electric Mira Shower over bath, bath with chrome taps, white pedestal sink with chrome taps, chrome heated towel rail

OUTSIDE

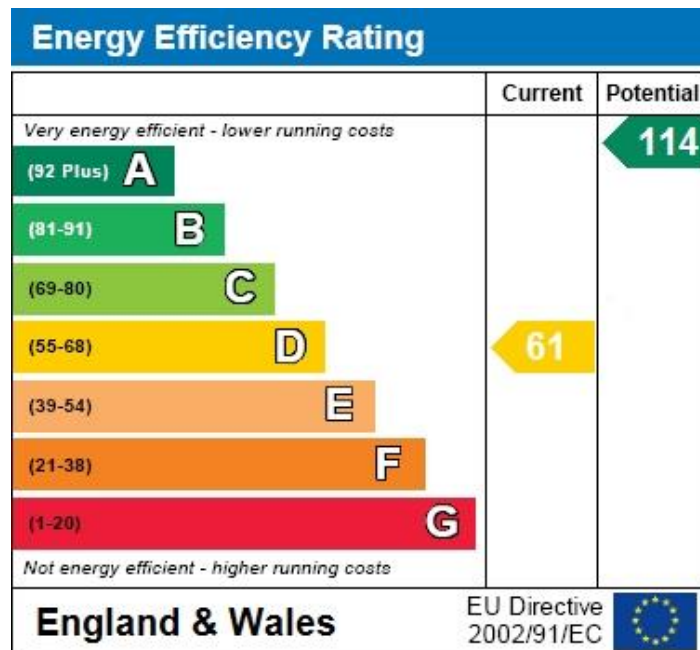
Front garden mostly laid to lawn, rear garden laid to lawn with patio area.

PARKING

Flat roofed garage with up and over door and allocated parking in front of garage.

SERVICES & OUTGOINGS

Mains water drainage, Gas and electricity, Telephone & internet subject to connection,
Council Tax Band C



Disclaimer: It is not our policy to test services and domestic appliances and cannot verify as to their working order. The purchaser should seek expert advice from solicitors/surveyors. Neither these particulars nor oral representation form any part of any contract and their accuracy cannot be guaranteed.



33a High Street, Benson, Oxfordshire, OX10 6RP

01491 839939

sales@griffithandpartners.co.uk

42 High Street, Watlington, Oxfordshire, OX49 5PY

01491 612831

lettings@griffithandpartners.co.uk

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