



20 Guelder Rose
Didcot, Oxfordshire, OX11 6FW



JAMESGESNER
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GUIDE £625,000 FREEHOLD



A nicely presented, larger than average, four double bedroom, detached family home located within a quiet location, overlooking a recreation area on Great Western Park. Offered with no onward chain.

Ground floor accommodation comprises; entrance hallway, study, cloakroom/utility, 28' fully integrated kitchen/dining room with French doors to the rear, 22' lounge with bay window.

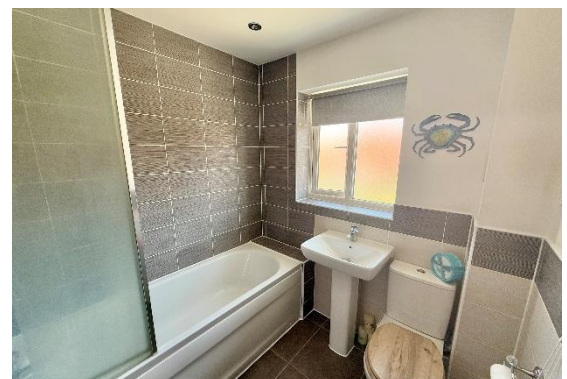
Upstairs you will find a master bedroom with an ensuite bathroom and fully fitted wardrobes along with three further double bedrooms all with fitted wardrobes and a family bathroom.

The property sits within an enviable position on this no through road with driveway parking for at least four cars. There is also a detached 21' single garage. The rear garden is laid mainly to lawn with a sizeable patio. This property boasts gas central heating and uPVC double glazing throughout.

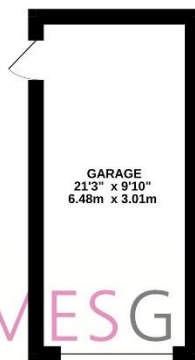
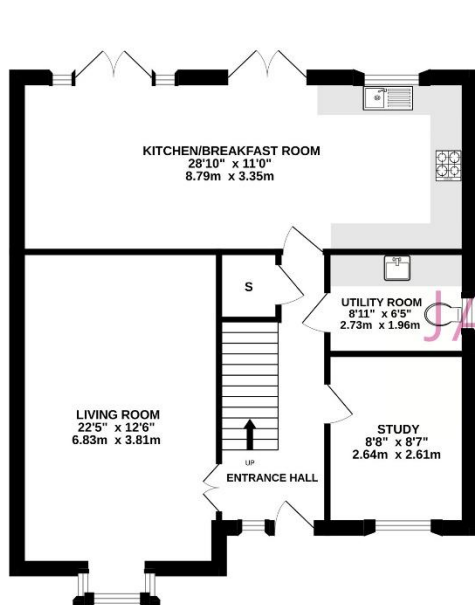


Great Western Park is a residential area located in Didcot, known for its family-friendly environment, with well-maintained parks, play areas, and recreational facilities. There are also several schools within walking distance, making it a popular choice for families with children. The area is well-connected by road and rail, with Didcot Parkway railway station located nearby, providing direct train services to London, Oxford, and other major cities.

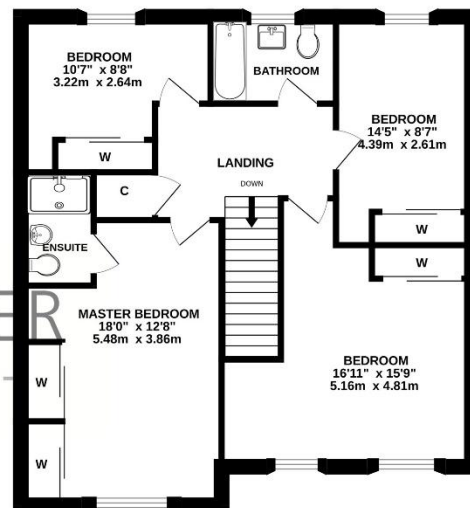
Great Western Park is situated close to the A34, which connects to the M4 and M40 motorways, offering good transportation links to surrounding areas, such as Didcot Town Centre, a great place to shop and find restaurants and other leisure facilities. GWP offers modern housing in a friendly environment, making it a perfect choice for both families and commuters.



GROUND FLOOR
1061 sq.ft. (98.5 sq.m.) approx.

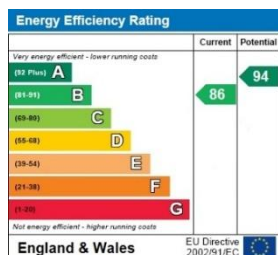


1ST FLOOR
838 sq.ft. (77.9 sq.m.) approx.



TOTAL FLOOR AREA: 1899 sq.ft. (176.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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