



2 Balliol Drive
Didcot, Oxfordshire, OX11 9RJ



JAMESGESNER
- ESTATE AGENTS -



**2 Balliol Drive
Didcot
Oxfordshire
OX11 9RJ**

GUIDE £225,000 FREEHOLD



Offered for sale is this well presented, newly renovated, one bedroom house with the advantage of a detached private garden offered for sale with a no onward chain.

This property is situated in an established residential area of Didcot.

The property comprises; entrance porch, open plan living with kitchen/dining and living room with stairs leading up to the first floor, which offers, a double bedroom with built in wardrobes, and a modern family bathroom room with Velux window.

The house has been tastefully renovated by its current owners and would be a great property for either an investor or a first-time buyer.



There is a private enclosed front garden mainly laid to gravel with on street parking and a fenced detached garden to the side of the property that could also be used for parking and is laid with gravel. The property is double glazed throughout.

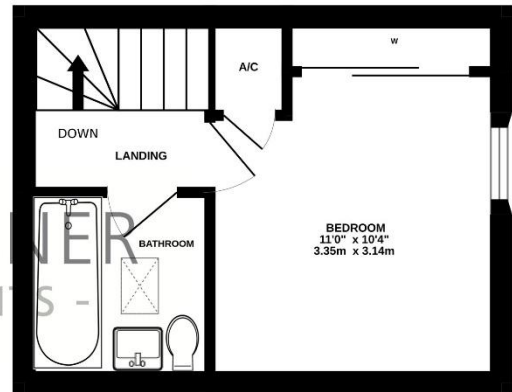
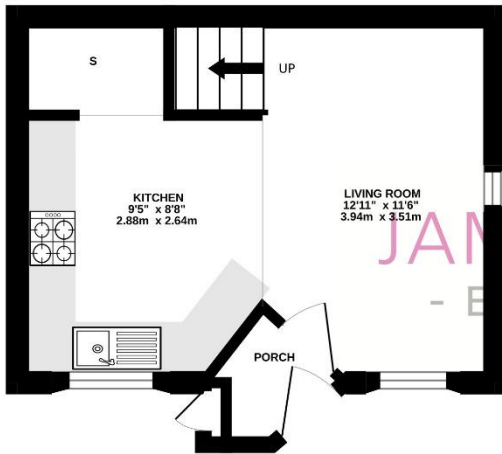
Situated a mile from Didcot Parkway mainline railway station, with links to London Paddington (45 minutes), Oxford and Reading (20 minutes), and only half a mile from the developing Orchard shopping centre with a range of shops, eateries and a Sainsbury's and Aldi supermarket.



GROUND FLOOR
226 sq.ft. (21.0 sq.m.) approx.

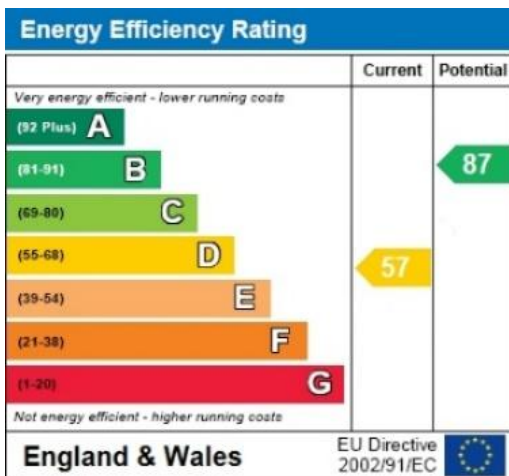


1ST FLOOR
218 sq.ft. (20.3 sq.m.) approx.



TOTAL FLOOR AREA : 444 sq.ft. (41.3 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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