

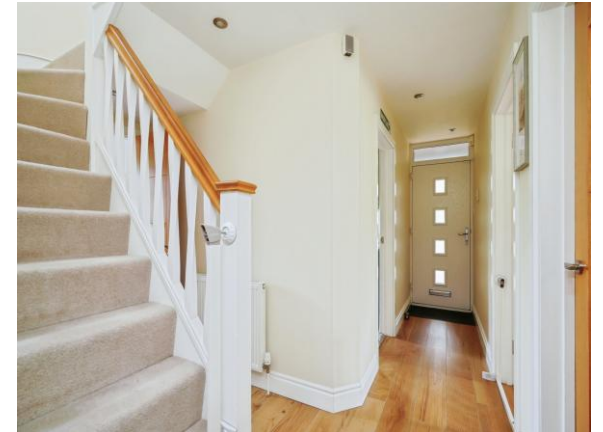


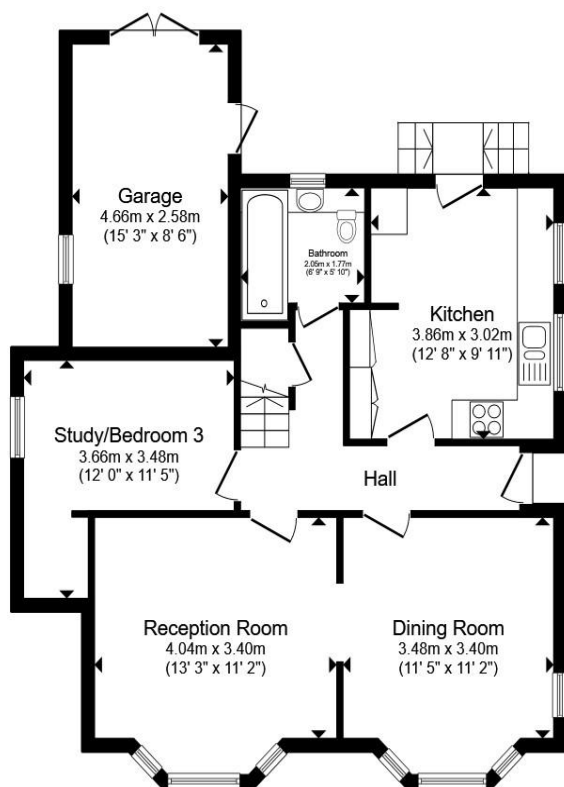
Broadway Rise, Broadway, Harwell, Didcot, OX11 0LA

Welcome to

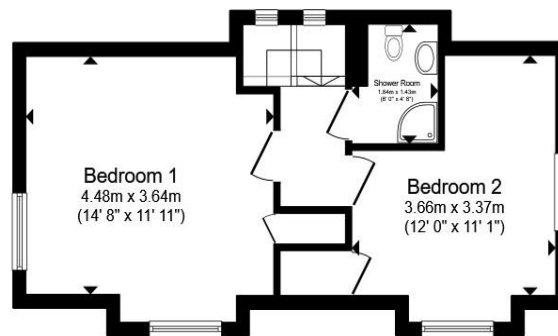
Broadway Rise, Broadway, Harwell Didcot

Allen & Harris are pleased to welcome this detached home in an elevated position situated in a no-through location in the popular Oxfordshire village of Harwell. Offering extensive driveway parking with a detached garage & further garage which has potential to be converted into a home office STP. The front door gives access to an entrance hall with stairs to the 1st floor. There is a living/dining room with two bay windows overlooking the rear garden & feature fireplace. There is a re-fitted kitchen with a range of fitted cupboards, quartz worktop, marble tiled flooring and fitted Miele appliances to include electric induction hob, fitted oven, microwave/oven & integrated dishwasher. There is space for an American fridge/freezer. plumbing for a washing machine, space for a tumble dryer, sink with filtered water tap & door to the front of the property. There is a ground floor bathroom with window to front aspect, panelled bath with handheld shower, wash hand basin with oak fitted cabinets, quartz worktop & porcelain tiled floor. The third bedroom is located on the ground floor window to side aspect & open storage cupboard. The first floor provides two double bedrooms with eaves storage & a separate shower room with shower cubicle & rain head shower, marble sink, low level WC, travertine tiles & porcelain tiled floor. Side access leads to a secluded south-facing rear garden, sandstone paved patio & wall, remainder laid to lawn, rear access, flower & shrub borders with fruit trees.

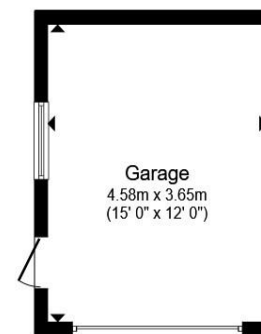




Ground Floor



First Floor



Garage

Total floor area 128.3 m² (1,381 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

welcome to

Broadway Rise, Broadway, Harwell Didcot

- Detached Village Property
- Bespoke Re-Fitted High-Quality Kitchen
- Excellent Commuter Links & access to Harwell Campus and Didcot Parkway
- South Facing Landscaped Garden
- Extensive Driveway Parking & Two Garage

Tenure: Freehold
EPC Rating: D
Council Tax Band: E

£675,000



Please note the marker reflects the postcode not the actual property

view this property online allenandharris.co.uk/Property/DID106998



Property Ref:
DID106998 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Allen & Harris is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.


allen & harris



01235 812333



didcot@allenandharris.co.uk



135 Broadway, DIDCOT, Oxfordshire, OX11 8RQ



allenandharris.co.uk