



3 Letcombe Hill, East Challow, Wantage

£850

- Charming cottage
- Sitting room with fireplace
- Double bedroom
- Kitchen
- Garden
- Study/basement room
- Large bathroom
- Available NOW

DESCRIPTION

A charming one bedroom terraced cottage with character situated in an elevated position with attractive views. The accommodation includes a sitting room with open fireplace, kitchen with built in appliances, first floor double bedroom and modern bathroom, plus a cellar/study with power, heating and a window light. Enclosed garden with terraced patio and good sized garden space near to the property. Gas Central Heating. Council Tax Band B. EER-E. Available October. A non-refundable holding fee of £196.15 is required to reserve this property.

Agents note: Pictures are from agents archive.

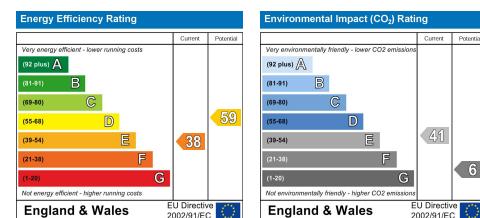
East Challow is situated just 1 mile to the west of Wantage (with footpath access to the town) and the village affords a popular primary school with an established pre school attached, public house, church, village hall and a delightfully placed cricket pitch with club house. The nearby market town of Wantage offers a comprehensive range of amenities including shops, banks, supermarkets, leisure and recreational facilities. There are also excellent road links to A420/A34 via the A417 (West and East), which in turn lead to the M40 (North) and M4 (South). Didcot is situated to the East with a mainline train station to London (Paddington c.45mins).



LOCATION



DIRECTIONS



Notice is given that all curtains, carpets, blinds, equipment, light fittings and fixtures, fitted or not may or may not be listed within the property inventory at the start of the tenancy.

Important Notice

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1. The particulars are intended to give a fair and substantially correct overall description for the guidance of intended tenants and do not constitute part of an offer or contract.
2. All descriptions, dimensions, areas, reference to condition and necessary permissions for use and occupation and other details are given in good faith, and are believed to be correct, but any tenants should not rely on them as statements or representations of fact, but satisfy themselves by inspection or otherwise as to the correctness of each of them.
3. No person in the employment of Douglas and Simmons has any authority to make or give any representations or warranty whatever in relation to this property on behalf of Douglas and Simmons.
4. No responsibility can be accepted for any expenses incurred by intending tenants in inspecting properties which have been let or withdrawn.
5. All measurements are approximate

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