



**GOULDS HEATH EWELME OX10**  
*£2,650 PER MONTH AVAILABLE 12/08/2024*




**Hamptons**

THE HOME EXPERTS

# { THE PARTICULARS

Goulds Heath Ewelme OX10

**£2,650 Per Month**  
**Unfurnished**

 **2 Bedrooms**  
 **2 Bathrooms**  
 **3 Receptions**

## Features

- Two bedrooms, - Two bathrooms (one ensuite), - Open plan kitchen dining room, - Sitting room, - Study, - Unfurnished, - EV charging, - Parking, - Available now

## Council Tax

Council tax band not specified

## Hamptons

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# { A MODERN TWO BEDROOM SEMI-DETACHED HOME, WITH GARDEN AND PARKING

## The Property

Available for long term let, the property comprises a bright open plan kitchen dining space, with direct access out to the rear garden with paved patio area and lawn. The well appointed kitchen boasts built in appliances, breakfast bar and lots of cupboard space. In addition, the ground floor offers a separate cloakroom/ utility and sitting room with log burner and fireplace. The first floor comprises the principal bedroom which offers built in storage and a stylish ensuite bathroom, one further bedroom, a study and a modern family bathroom. Other features include EV charging and parking.

## Location

An ideal rural location, Chestnut Cottage is perfectly situated between the popular market towns of Wallingford and Watlington, and slightly further afield Henley- on Thames and the city of Oxford, offering comprehensive shopping, restaurants, cultural interests and transport links. The nearby village of Ewelme features a 15th century church, primary school with Henry VIII and Chaucer connections. There are a host of excellent schools in the local area, both state and independent, to include Moulsoford Prep, Cranford, The Oratory and The Treehouse School to name but a few. Access to the motorway network can be gained Junction 6 of M40 at Lewknor. Train Links: Cholsey (7.6 miles), Goring & Streatley (9.4 miles) Didcot Parkway (12 miles), Oxford Station (14 miles), Oxford Parkway (16 miles) Watlington 4.4 miles, Wallingford 6.8 miles, Henley-on-Thames 12 miles, Oxford 14 miles. \* Distances are approximate



No floor plan currently available

**For Clarification**

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

