



York Road, West Hagbourne, Oxfordshire, OX11 0NG

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York Road, West Hagbourne

A beautifully presented and attractive semi-detached home, ideally positioned in a private non-estate setting within the highly sought-after village of West Hagbourne. Offering a peaceful village lifestyle with scenic views across the surrounding farmland, the property combines contemporary accommodation with excellent outside space and further potential for enhancement.

The welcoming entrance hall leads through to a comfortable front-aspect living room, complete with feature fireplace, while to the rear is a stylish kitchen/dining room designed to provide an excellent everyday living and entertaining space. The kitchen benefits from a useful utility cupboard and doors opening directly onto the south-facing garden, creating a pleasant connection between the inside and outside spaces. A convenient cloakroom completes the ground floor.

To the first floor are three well-proportioned bedrooms, together with a quality family bathroom. The accommodation is complemented by a generous south-facing rear garden, offering a private and attractive outdoor space with gated access onto a substantial block-paved driveway providing ample off-road parking.

The property is offered for sale with no onward chain and also provides excellent scope for future improvement, with potential to extend into the loft space, subject to the necessary planning consents.



- Village setting with attractive scenic views across surrounding farmland
- Stylish kitchen/dining room with doors opening directly onto the south-facing garden
- Useful utility cupboard and ground floor cloak room
- Potential to extend into the loft space subject to the necessary planning consents
- Substantial block-paved driveway providing ample off-road parking
- No onward chain

3		bedrooms
1		receptions
1		bathrooms

Council Tax Band: C

Tenure: Freehold

EPC Rating: E



Comfortable front-aspect living room, featuring an attractive fireplace and pleasant outlook.



Three well-proportioned bedrooms arranged across the first floor, complemented by a quality family bathroom







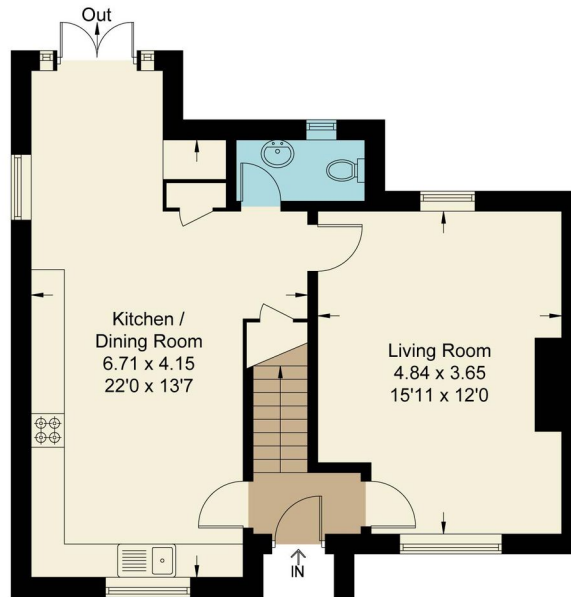
South-facing rear garden offering a good degree of privacy, with gated side access leading to the driveway



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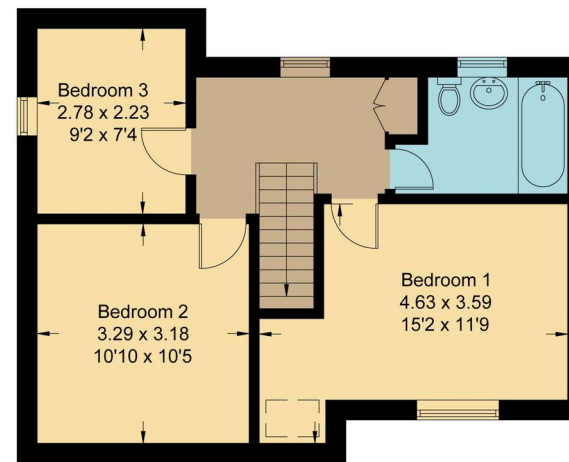
Approximate Gross Internal Area = 91.0 sq m / 980 sq ft

For identification only - Not to scale

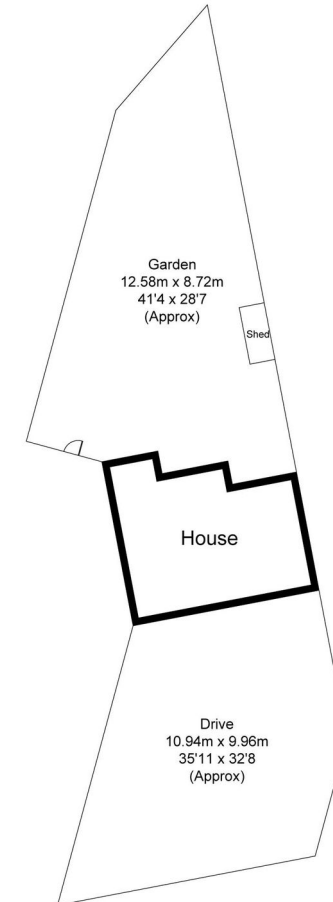


Ground Floor

[Dashed Box] = Restricted Head Height



First Floor



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