



Dexter Gardens
Kingston Bagpuize

Carter Jonas

22 DEXTER GARDENS, KINGSTON BAGPUIZE, OXFORDSHIRE OX13 5GU

Sitting room, Kitchen/dining room, utility area, cloakroom, 3 bedrooms (1 en-suite), family bathroom. Garden, garage and driveway parking

DESCRIPTION

This well-presented home offers spacious and practical accommodation arranged over two floors, ideal for families, professionals and downsizers alike. The ground floor comprises a welcoming entrance hall with cloakroom, a generous sitting room, and a stylish open-plan kitchen/dining room enjoying views and access to the rear garden via French doors. The kitchen provides ample preparation and storage space, creating an excellent environment for both everyday living and entertaining. In addition, a utility area is arranged off the kitchen with space for a washing machine and tumble dryer. On the first floor, the principal bedroom benefits from fitted storage and an en suite shower room. There are two further bedrooms, both of good proportions, together with a family bathroom serving the remaining accommodation.

OUTSIDE

Externally, the property enjoys a private enclosed rear garden, providing an ideal space for outdoor dining and relaxation. A detached garage and driveway parking further enhance the practicality of the home.

LOCATION

Southmoor with Kingston Bagpuize is just 6 miles from the market town of Abingdon, 13 miles from Oxford, 8 miles from Faringdon, 9 miles from Witney and Swindon 20 miles. All of these towns are easily reached by regular bus services with the nearest bus stop being within walking distance from the property. The village has a hairdressers, 3 convenience stores and a restaurants/pub and offers convenient access to the A420 which has a direct route to Oxford and Swindon.

AN ATTRACTIVE THREE-BEDROOM DETACHED FAMILY HOME WITH GARAGE, DRIVEWAY PARKING AND A PRIVATE REAR GARDEN, SITUATED IN A POPULAR RESIDENTIAL SETTING



There is a pre school and children's centre, an established primary school, recreation ground and playground. Local clubs include a tennis club, cricket and football club. Millets Farm is only a short drive with its 7 day a week opening farm shop, garden centre and tea rooms. A mainline station where London (Paddington) is reachable in c.45 minutes is available at Didcot. There is also a good train service from Oxford, to Paddington or Marylebone.

ADDITIONAL INFORMATION

Viewing: Strictly by appointment through the selling agents Carter Jonas - T: 01865 511444

Directions: OX13 5GU

Annual Maintenance: for shared areas of the estate This is payable to Trinity estate management and covers care of the green spaces and bins on the estate. The final figures, amounting to £30 pcm for 2026.

Services: mains electricity, water & drainage. Gas fired central heating

Tenure Freehold

Local Authority: Vale of White Horse District Council
Council Tax Band D

According to Ofcom, Ultrafast broadband is available. Mobile coverage is good outdoor with all networks and good indoor with two providers

AGENTS NOTE: "In accordance with the Estate Agents Act 1979, we hereby disclose that the vendor of this property is an employee of Carter Jonas"

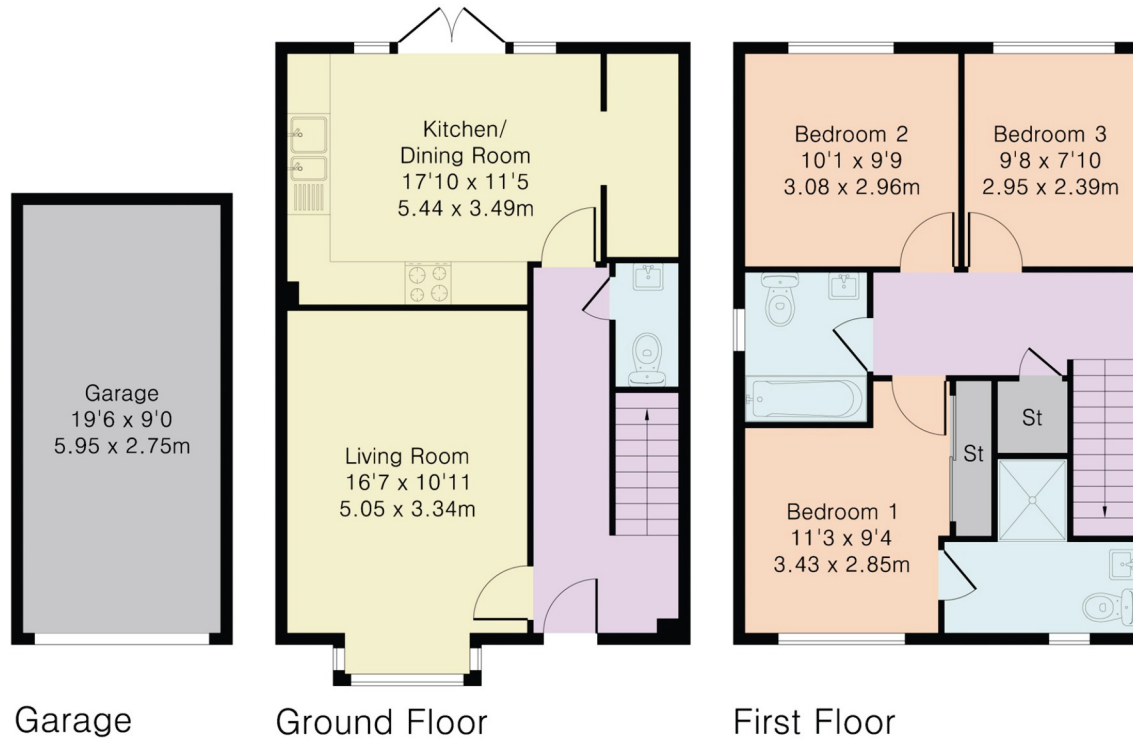


Approximate Gross Internal Area 1129 sq ft - 105 sq m

Ground Floor Area 482 sq ft – 45 sq m

First Floor Area 471 sq ft – 44 sq m

Garage Area 176 sq ft – 16 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

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Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Offices throughout the UK



IMPORTANT INFORMATION

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