



20 Willow Way, Drayton, OX14 4FX

Guide Price £395,000 Freehold

THOMAS
MERRIFIELD
SALES LETTINGS



The Property

This beautifully presented and thoughtfully maintained three-bedroom semi-detached home is located in the sought-after village of Drayton, offering a perfect balance of village charm and modern convenience. Situated just four miles from Didcot Parkway, the property enjoys excellent access to road and rail links, making it a superb option for commuters.

The home boasts a light and spacious layout, including a generous lounge/dining area that opens onto the rear garden—ideal for both everyday living and entertaining. The modern kitchen is well-appointed with contemporary fittings and ample storage. A downstairs cloakroom adds to the practicality of the ground floor. Upstairs, the property features three well-proportioned bedrooms, including a master with an en-suite shower room. The family bathroom is finished to a high standard, providing comfort and functionality for the whole household. Externally, the property benefits from off-road driveway parking and an attractive rear garden. The garden has been carefully landscaped to include a lawn, patio seating area—perfect for summer evenings—and a useful storage shed.

Utilities: Mains gas/electricity/water/drainage are connected.

- Heating: Gas central heating.
- Parking: Driveway
- Broadband Coverage: Ultrafast broadband speed is available at this property along with coverage from O2, Three, Vodafone & EE.
- Rights of Way / Access: None known.
- Restrictive Covenants: None known.
- Flood Risk: Very Low.
- Building Safety / Planning Issues: None known.





Key Features

- Three-bedroom semi-detached home
- Sought-after village location in Drayton
- En-suite to master bedroom
- Modern fitted kitchen
- Spacious lounge/diner
- Downstairs cloakroom
- Driveway parking
- Landscaped rear garden with patio and shed
- EPC Rating B - Council Tax Band D

The Location

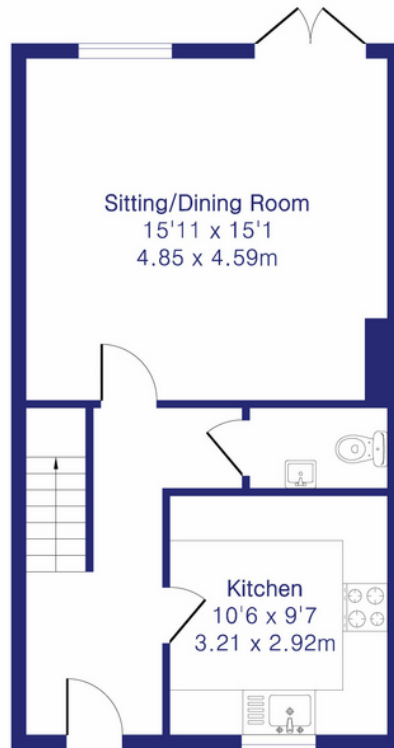
Willow Way is located in the heart of Drayton, a popular and well-connected village just south of Abingdon-on-Thames. The village offers a strong community feel, with a local shop and post office, a primary school, and two welcoming pubs. Drayton provides excellent transport links, with the A34 nearby for access to Oxford, Milton Park, and the M4/M40. Didcot Parkway is just over 4 miles away, offering fast rail services to London, Reading, and Oxford. The surrounding countryside offers lovely walks and cycle routes, while nearby Abingdon provides a wider range of shops, restaurants, and schools. Willow Way is a quiet residential street, ideal for families and professionals seeking a balance of village charm and convenience.



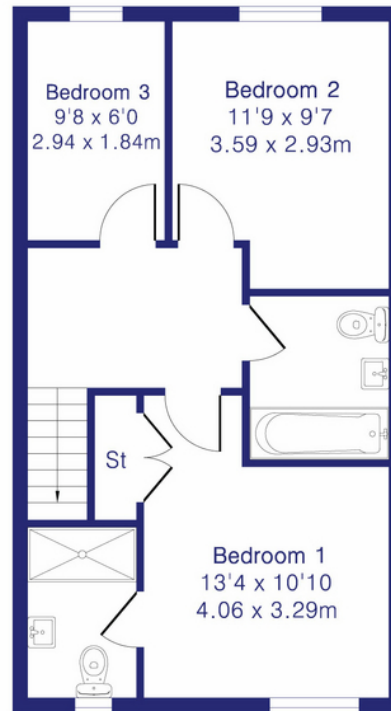
Approximate Gross Internal Area 948 sq ft - 88 sq m

Ground Floor Area 474 sq ft – 44 sq m

First Floor Area 474 sq ft – 44 sq m



Ground Floor



First Floor



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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