



## 1 Grosvenor Terrace Challow Road, Wantage, OX12 9DX

£1,400 PCM - 1st May 2026.

- Presented to an exceptionally high standard
- Available Part Furnished
- Two good size double bedrooms, wardrobes to bedroom one
- On street parking
- Gas central heating
- EPC Rating D
- Ultrafast broadband

# 1 Grosvenor Terrace Challow Road, Wantage OX12 9DX

Presented to an exceptionally high standard, two bedroom house available part furnished. Sitting room with wood burning stove, dining room, fully fitted kitchen with gas hob, electric oven, dishwasher, washing machine, fridge/freezer, stable door to enclosed garden with shed. Two good size double bedrooms, wardrobes to bedroom one. Bathroom with separate shower, bath. On street parking. Gas central heating. EPC Rating D. Council Tax Band B.

The Ofcom Broadband Checker states there is:

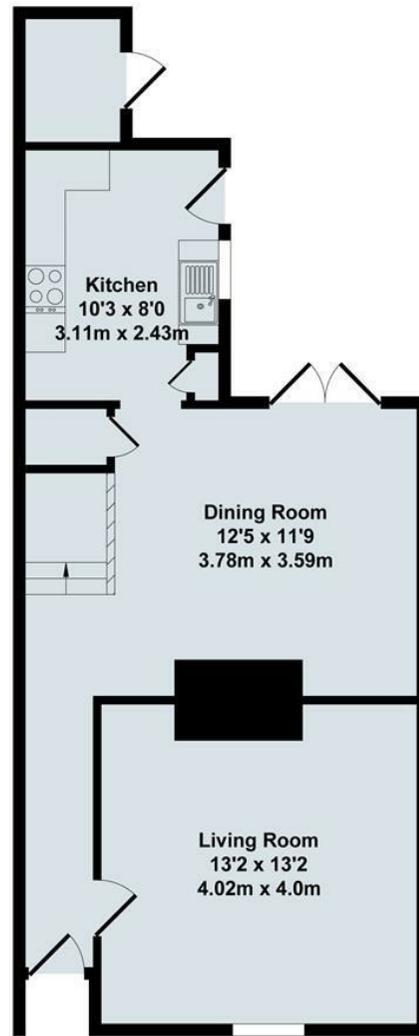
- Ultrafast broadband has download speeds of greater than 300Mbps.

When an application is agreed a holding deposit will be required of a maximum of one weeks rent

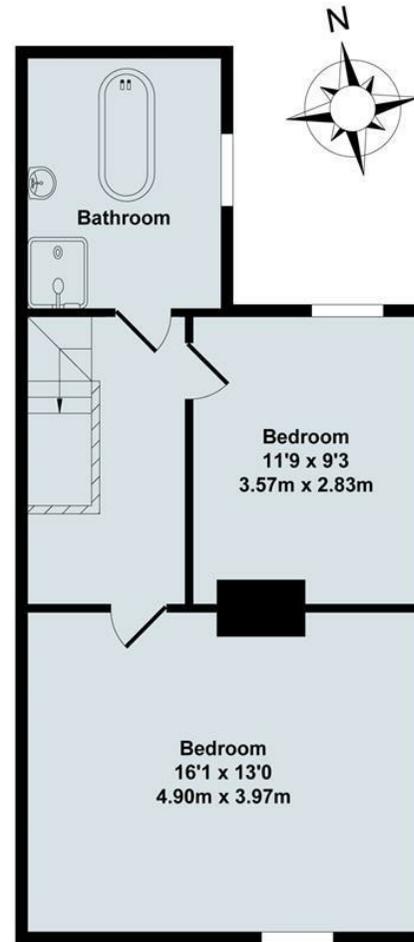


Council Tax Band: B





Ground Floor

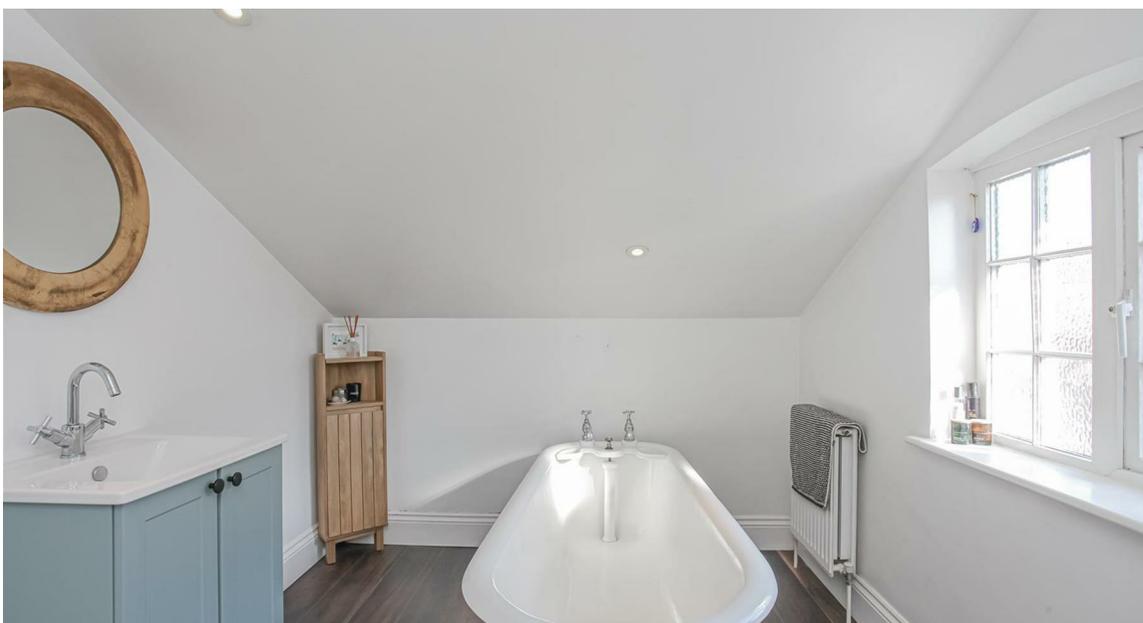


First Floor

Total Approx. Floor Area 987 Sq.Ft. (91.70 Sq.M.)

All items illustrated on this plan are included in the "Total Approx Floor Area"





## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>83</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>60</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



### Directions

### Viewings

Viewings by arrangement only. Call 01235 514267 to make an appointment.

### Council Tax Band

B