



**The Green**  
Sutton Courtenay

**Carter Jonas**

## 8 THE GREEN SUTTON COURTENAY OX14 4AE

Refurbished period cottage  
Idyllic 'centre of the village' location  
2 bedrooms & recently fitted kitchen & bathroom  
Easily accessible to Didcot Parkway

### DESCRIPTION

This beautifully presented cottage has been recently renovated and exudes charm and character throughout. It enjoys a wonderful, picturesque location in the heart of the village with views across The Green.

The accommodation is arranged over two floors. The spacious beamed sitting room features an exposed brick fireplace, creating a warm and welcoming ambiance. The kitchen/dining room has been thoughtfully refitted with a range of units incorporating a number of built in appliances. The style and colour have been chosen to complement the style and character of the property. The first floor offers two bedrooms with a stylishly refitted bathroom, again styled to complement the character of the property.

Outside, there is a lovely cottage garden with a central path leading to the front door, lawn and borders.

### LOCATION

Nestled in the picturesque Oxfordshire countryside, Sutton Courtenay offers the perfect blend of rural charm and modern convenience. Ideally situated near Didcot Parkway—with direct trains to London in under 40 minutes—it also provides easy access to Harwell Campus, Milton Park, and Culham Science Centre, making it a prime location for professionals and commuters alike.

The village itself is a haven for nature lovers, with scenic countryside walks and access to the Thames Path from the edge of the village. Local amenities include two convenience stores, two welcoming pubs, and a highly regarded restaurant, all contributing to a vibrant yet peaceful community atmosphere.

**A CHARMING AND CHARACTERFUL GRADE II LISTED COTTAGE NESTLED ON THE GREEN IN THE SOUGHT-AFTER VILLAGE OF SUTTON COURTENAY. THIS DELIGHTFUL HOME HAS BEEN RECENTLY REFURBISHED THROUGHOUT**



## FURTHER INFORMATION

Grade II listed  
Tenure: Freehold  
All mains services are connected  
Gas central heating  
Located in the Conservation Area

According to Ofcom, Ultrafast broadband is available.  
Mobile coverage is likely outdoor but limited indoor.

## ADDITIONAL INFORMATION

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

**Directions:** OX14 4AE



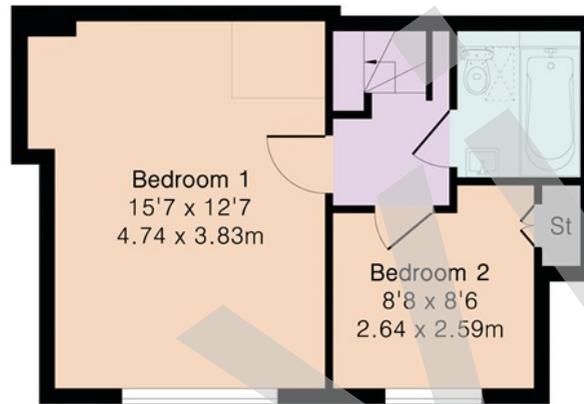
**Approximate Gross Internal Area 673 sq ft - 62 sq m**

Ground Floor Area 334 sq ft – 31 sq m

First Floor Area 339 sq ft – 31 sq m



Ground Floor



First Floor



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 as defined by RICS code of measuring practise. No guarantee is given on 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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