



Orchard Barn, Gloucester Street, Faringdon, SN7 7JA
Oxfordshire

Waymark

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Oxfordshire

A truly unique 4 bedroom barn conversion, with parking and a garage, tucked away in a private location set back off Gloucester Street, all within a short walk from the town centre.

Entrance Hall | Sitting Room with open fire | Galleried Dining Area | Kitchen/Breakfast Room | Garden Room | Downstairs Wet Room | Study | 4 Bedrooms | Spacious Family Bathroom | Private Rear Garden | Garage with Ancillary space | Off Road Parking

Description

A well-presented and highly individual 4 bedroom barn conversion, offering flexible living space on the ground floor with generous private parking and garage, set within a quiet private location, within a 2 minute walk of the town's centre. Truly a unique property and must be viewed to appreciate its charm and individuality.

Approached across a private driveway, the front door leads into an entrance hall which in turn leads directly ahead into the modern kitchen/breakfast room. To the rear of the kitchen is a galleried dining area which links through via a small set of steps to the sitting room which has an attractive open fire place. To the left of the kitchen, accessed through double doors is a light and airy garden room with wood burning stove and double doors to the rear garden. To the right is an additional room currently used as a study. A wet room with shower and utility area complete the ground floor. Stairs lead to the first floor where there are 4 bedrooms and a spacious family bathroom.

Outside

Accessed from Gloucester Street, the privately owned driveway provides parking for a number of cars and gives access to the garage. To the rear of the garage is an additional area that has been used as an office, gym and more latterly a store room. The south facing and private rear garden provides a mixture of paved seating areas, lawn and established planting.

Location

The historic market town of Faringdon, which dates back to the 12th Century, is located almost equidistant of Swindon and Oxford on the A420 which leads to the A34, M40 and M4. Mainline railway services to London run from Swindon, Oxford City, Oxford Parkway and Didcot Parkway. The town is served by the Stagecoach 66 bus which runs a regular ½ hourly service through much of the day to Swindon and Oxford and the villages en-route. The town itself has a thriving community and amenities such as the Leisure Centre, Library, Doctors Surgery, two primary schools, and a secondary school. In 2004, Faringdon became the first Fairtrade town in the South East of England. A recent retail development includes new Waitrose and Aldi supermarkets, in addition to the existing Tesco store.

Directions

Heading south along Gloucester Street towards the town centre, opposite the public Library is a private driveway to the right hand side. The property is found at the end of this driveway.

Viewings

Strictly by appointment only.

Local Authority

Vale of the White Horse District Council

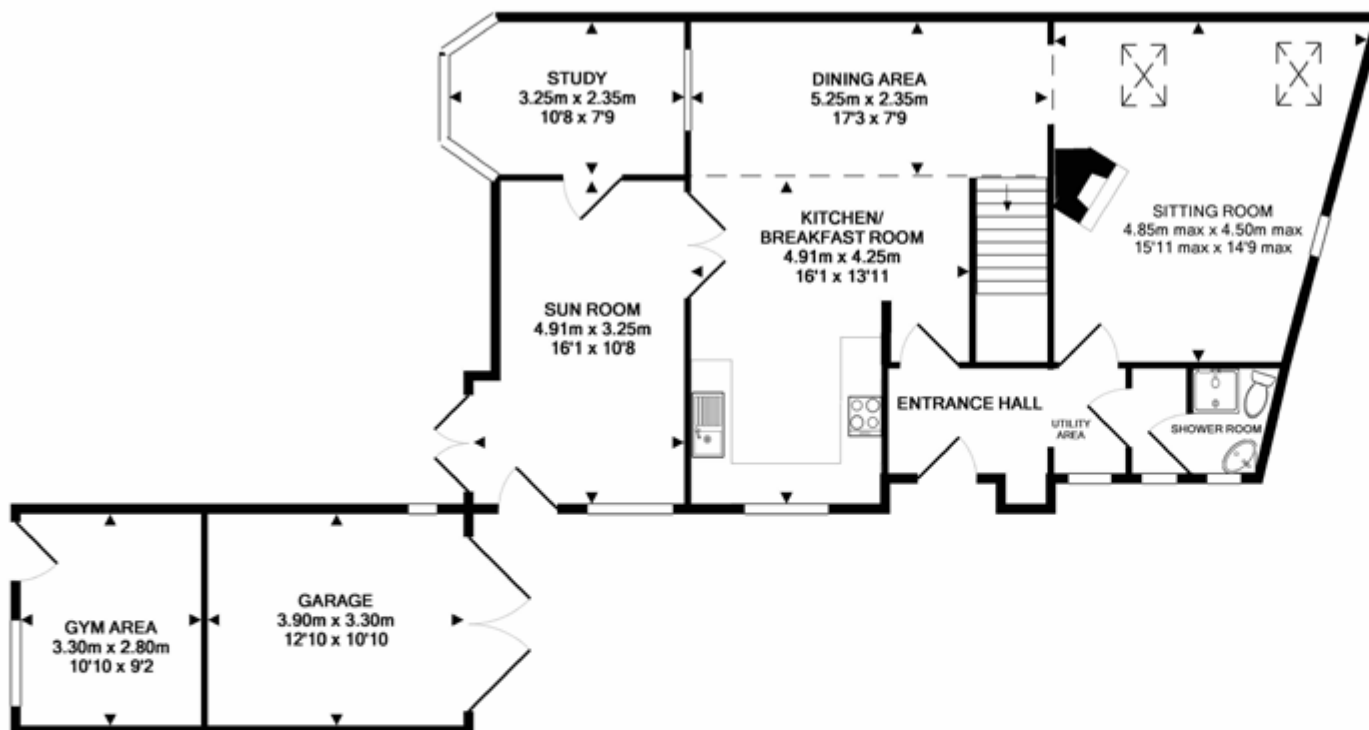
Services & Tenure

The property benefits from mains water, electricity, gas and sewerage. The property is heated centrally by gas. The tenure of the property is believed to be Freehold.

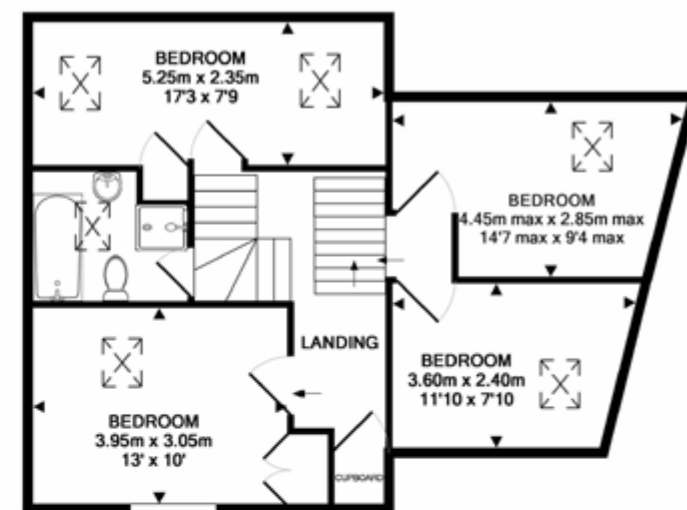


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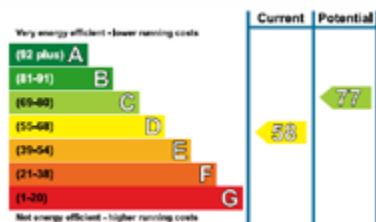
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GROUND FLOOR



1ST FLOOR



ORCHARD BARN FARINGDON SN7 7JA
TOTAL APPROX. FLOOR AREA 156.0 SQ.M. (1679 SQ.FT.)
 Measurements are approximate. Illustrative purposes only. Creator of plan Alpha EPC.
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