

Gloucester Street, Faringdon SN7 7HY

Oxfordshire

Freehold

No Onward Chain | Terraced Cottage | Character Features | Two Bedrooms | Master Bedroom With Walk-In Wardrobe | Kitchen/Diner | Modern Bathroom | Downstairs w/c & Utility Area | Sitting Room With Wood Burner | Private Rear Garden With Large Storage Shed/Summer House | Prominent & Central Location In Faringdon

Description

A fantastic opportunity to purchase this beautiful two bedroom red brick cottage which is located in the heart of the popular market town of Faringdon. The property is only a stones throw away from the market place and amenities and also benefits from two bedrooms, two reception rooms and a private easy to maintain rear garden.

The property is offered to the market chain free and the accommodation comprises; sitting room with hard wood flooring and wood burner, cosy open plan kitchen/diner, utility with stable door out to garden, downstairs w/c, landing, modern family bathroom and two bedrooms, master with walk-in wardrobe.

Outside there is an easy to maintain rear garden which is private and laid to paved patio which is perfect for outside dining and entertaining. There is also a large storage shed/summer house which could be converted to an outside office/studio.

The property is freehold and is connected to mains gas, electricity, water and drainage. There is mains gas central heating and modern upvc double glazed windows throughout. There is un-allocated on-street parking available within close proximity to the property. This property must be viewed to be fully appreciated.

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 S6 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, independent traders, 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 a Waitrose and an Aldi supermarket, with further retail planned, in addition to the existing Tesco store.

Viewing Information

By appointment only please.

Local Authority

Vale of White Horse District Council.

Tax Band: C



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		69	88
England, Scotland & Wales		EU Directive 2002/91/EC	

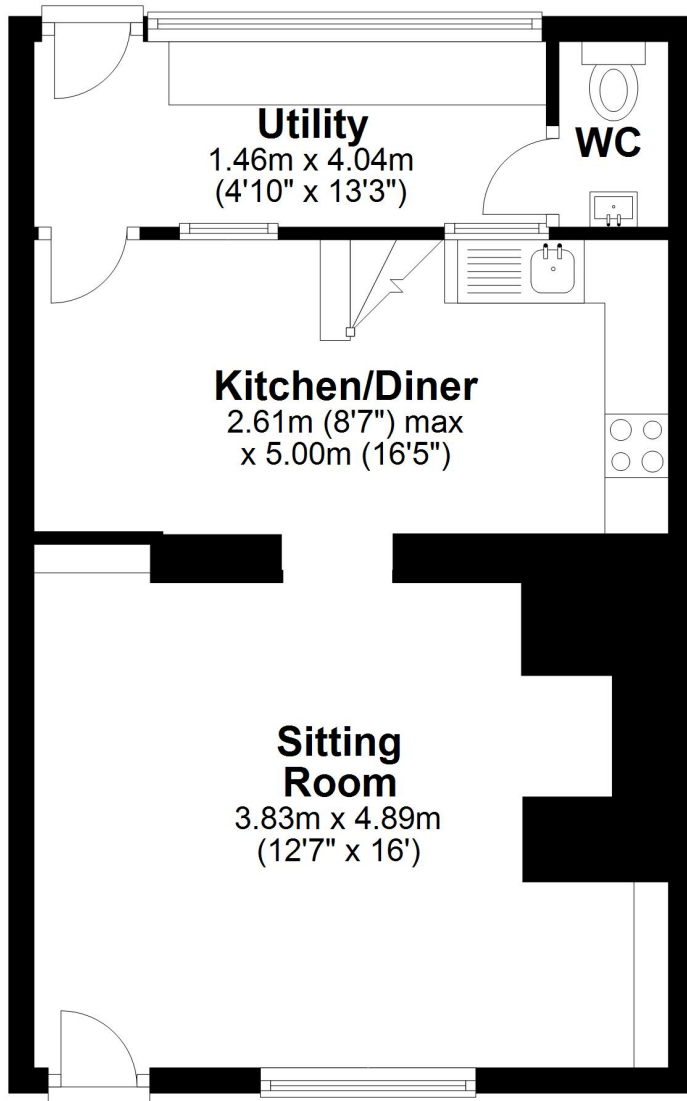


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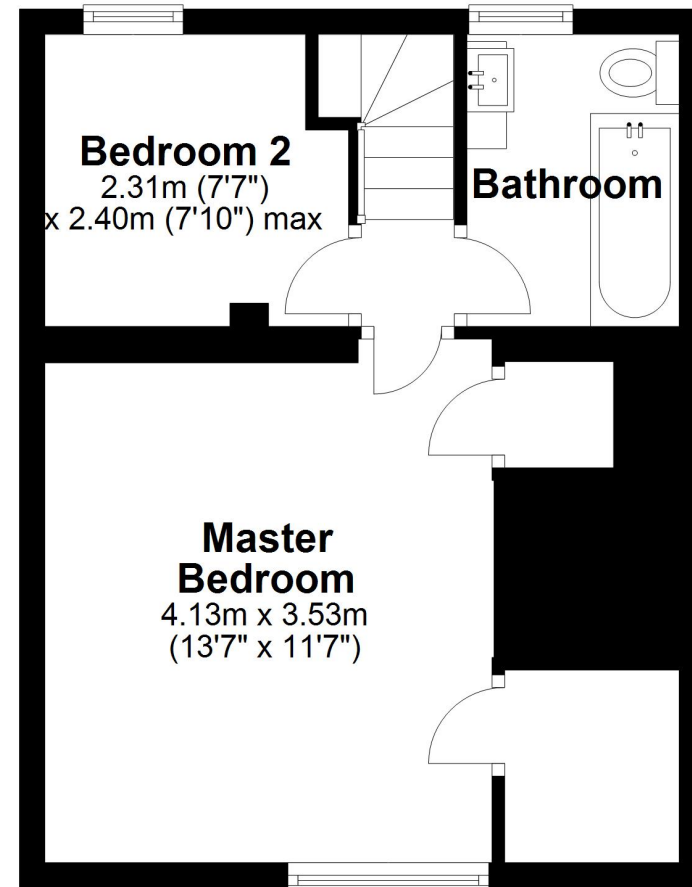
Ground Floor

Approx. 40.1 sq. metres (431.3 sq. feet)



First Floor

Approx. 33.0 sq. metres (354.7 sq. feet)



Total area: approx. 73.0 sq. metres (786.0 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement.

Plan produced using PlanUp.

Important Notice: These Particulars have been prepared for prospective purchasers for guidance only. They do not form part of an offer or contract. Whilst some descriptions are obviously subjective and information is given in good faith, they should not be relied upon as statements or representative of fact.

