



Half Acre, Stowhill, Childrey, Wantage OX12 9XQ
Oxfordshire, £750,000

Waymark

Stowhill, Wantage OX12 9XQ

Oxfordshire

Freehold

An Exceptional 4/5 Bedroom Detached Bungalow | Vastly Improved By The Current Owners To A High Standard | Stunning Kitchen/Dining Room, Light & Airy Living Room & Separate Dining Room | Four Generous Double Bedrooms With Beautiful Re-Fitted Ensuite | Walk-in Wardrobes To Bedrooms 1 & 2 Along With Built-In Wardrobes To Bedroom 3 | Re-Fitted uPVC Double Glazed Conservatory | Well Tended & Landscaped Rear Garden | Ample Driveway Parking & Double Garage | Situated On A Large Plot In The Ever Sought After Village Location

Description

An exciting opportunity to acquire this beautiful and substantial four/five bedroom detached bungalow which has been exceptionally improved by the current owners to a high standard. Offering impressive accommodation along with a superb overall plot measuring a total of 0.28 acres, this beautiful property should be viewed at the earliest opportunity to avoid disappointment.

Offering adaptable and flexible accommodation the property briefly comprises of: entrance hall, cloakroom, utility area, conservatory, living room with large window adding to the light and airy feel, separate dual aspect dining room which is currently being used as a bedroom and a stunning kitchen/dining room. The kitchen is complete with a range of wall and floor mounted cabinets with under unit lighting, built-in Neff appliances to include, double oven, separate induction hob, full length fridge, under counter freezer and dishwasher. There is a large breakfast bar complemented by beautiful 'Quartz' worktops and 'French' doors leading onto the lovely garden. There are four generous double bedrooms with beautiful re-fitted ensuite complete with rainfall shower and programmable underfloor heating and modern re-fitted family bathroom. Throughout the property you will find ample storage cupboards, built-in wardrobes and walk-in wardrobes to bedrooms 1 and 2.

Externally, the well tended and landscaped rear garden includes a patio area which is perfect for outside dining, remainder laid to manicured lawn interspersed with vegetable patches and original fruit trees from the orchard. Stone chippings wrap around the property leading to the driveway providing off road parking for several vehicles. Remainder of the front garden is laid to lawn with mature trees adding to the tranquil setting. There is an attached double garage which has been fully boarded providing useful storage and

the rear garden is the original garage.

The property is freehold, connected to mains water, electric and drainage. The property is heated via oil fired central heating and there is uPVC double glazing throughout.

Location

Childrey is a highly sought after village which is located on the edge of The Ridgeway and conveniently located about 2.5 miles west from the historic Market Town of Wantage. The village itself is clustered around a duck pond and made up of a variety of individual property from period houses & cottages. Amenities include a well-regarded primary school, a church and chapel, village hall, playing fields, village shop and coffee shop. There are extensive walks in and around the village and over the neighbouring open countryside. Further facilities and schools, together with a twice weekly market can be found in Wantage.

Viewing Information

By appointment only please.

Local Authority

Vale of White Horse District Council.

Tax Band: F



Waymark
Wantage Office

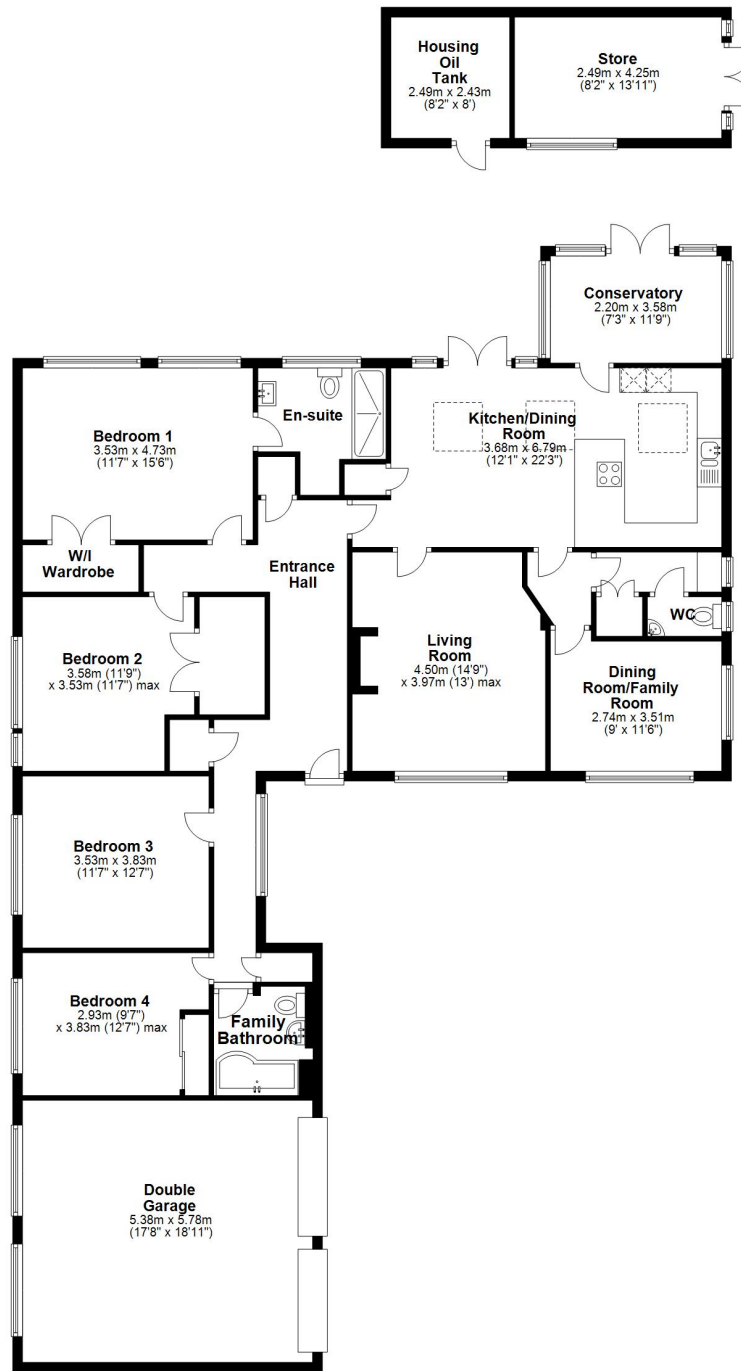
T: 01235 645645

E: wantage@waymarkproperty.co.uk

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			
England, Scotland & Wales		63	77
		EU Directive 2002/91/EC	



Ground Floor
Approx. 212.3 sq. metres (2285.6 sq. feet)



Total area: approx. 212.3 sq. metres (2285.6 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.

