



Summerside, Buckland, Oxfordshire
Oxfordshire, Guide Price £575,000

Waymark

Summerside, Buckland SN7 8QY

Oxfordshire

Freehold

Beautiful Detached Period Cottage | Grade II Listed And Bursting With Character | Three Bedrooms | Three Reception Rooms | Vaulted Kitchen/Breakfast Room With Access To Front Garden | Dates Back To The 17th Century | Private Rear Garden With Stream At The Bottom | Driveway Parking | Popular And Sought After Village Location | Chain Free

Description

A fantastic opportunity to purchase this stunning three bedroom detached thatched cottage which is located in the sought after village of Buckland in Oxfordshire. The property dates back to the 17th century, is grade II listed and is bursting with character and period features throughout. The property is only a short walk to the well regarded Lamb Inn Tavern as well as benefiting from three reception rooms, front and rear gardens and driveway parking.

The property is offered to the market chain free and the accommodation comprises; Beautiful kitchen/breakfast room with vaulted ceiling, parquet flooring and access out to the front garden, dual aspect sitting room with fireplace and underfloor heating, dual aspect dining room with fireplace, family room with parquet flooring and view of the rear garden, downstairs bathroom, rear porch and laundry area, landing and three bedrooms, including two spacious double bedrooms and master with separate w/c.

Outside there is driveway parking to the side of the property providing off-street parking for one vehicle. There is also a front garden with attractive box hedging and a seating area. The rear garden is private and benefits from both paved patio area and decking area. There is also a pond to the top of the garden as well as a stream located at the bottom of the garden.

The property is freehold and is connected to mains gas, electricity, water and drainage. There is mains gas central heating. This property must be viewed to be fully appreciated.

Location

Buckland is an attractive village of pretty period stone cottages, many with thatched roofs, about a mile south of The River Thames. There is a Church of England Primary school, a public house, a village hall and further shopping and leisure centre facilities can be found in the nearby market towns of Faringdon, Wantage and Witney.

The area is highly accessible by road and rail. There is a regular S6 bus service into Oxford and Swindon along the A420 with a bus stop easily accessible from the property. Didcot Station is about 15 miles away with regular fast services to London Paddington (about 42 minutes) with Oxford Parkway (London Marylebone 65 minutes) about 16 miles away. Road communications are very good with access via the A420 and A34 onto the M4 and M40 motorways providing excellent links to London, the Midlands and the West Country.

In addition to the village primary school (Ofsted 'Outstanding' 2022) The area is renowned for its excellent selection of schools such as St Hugh's at Carswell Manor (St Hugh's has just been awarded the Tatler 'Best Prep School in the Land 2024' and rated ISA Excellent 2022), Radley College, Abingdon School, St Helens and St Katherine's, Cothill, St' Edwards, Cokethorpe and the Dragon School. For a range of additional activities including riding, swimming and social events, the popular Soho Farmhouse is 25 miles to the north. The increasingly popular Mollie's Motel and Diner is within walking distance as is The Lamb at Buckland.

Viewing Information

By appointment only please.

Local Authority

Vale of White Horse District Council.

Tax Band: F



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		75
(55-68)	D		
(39-54)	E	47	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

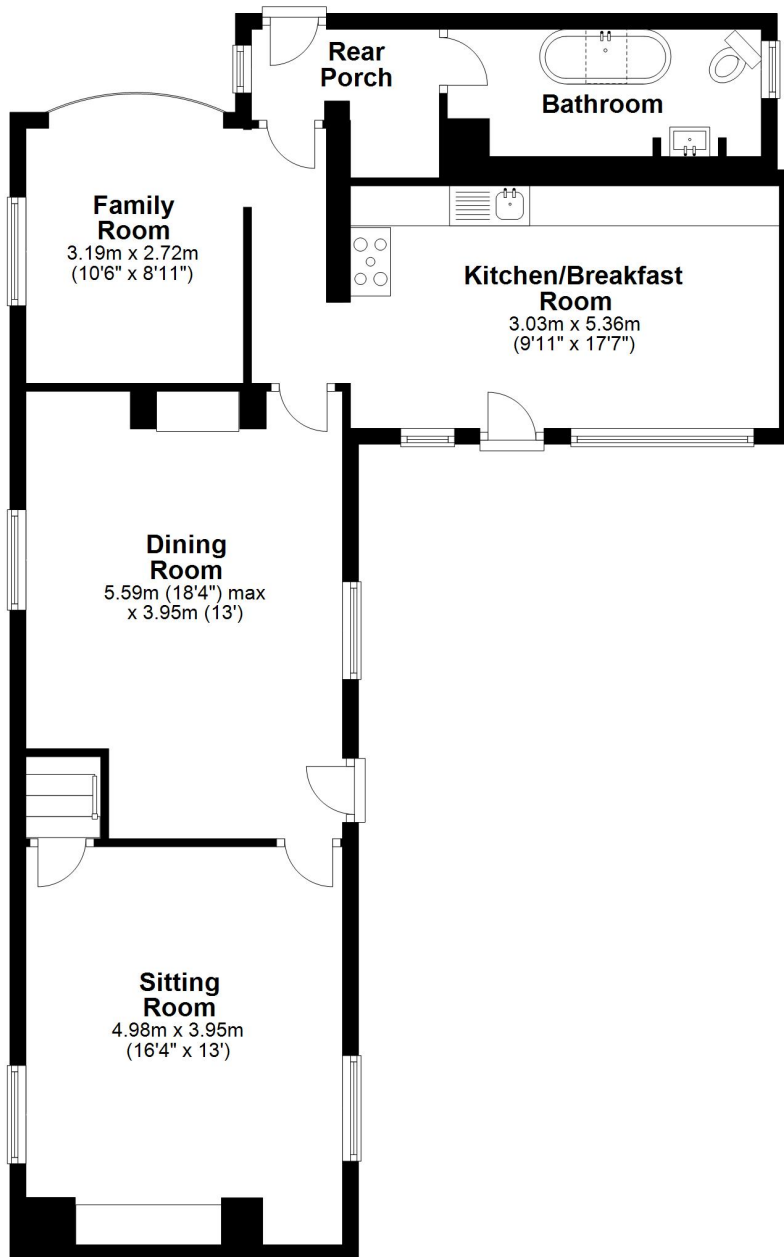


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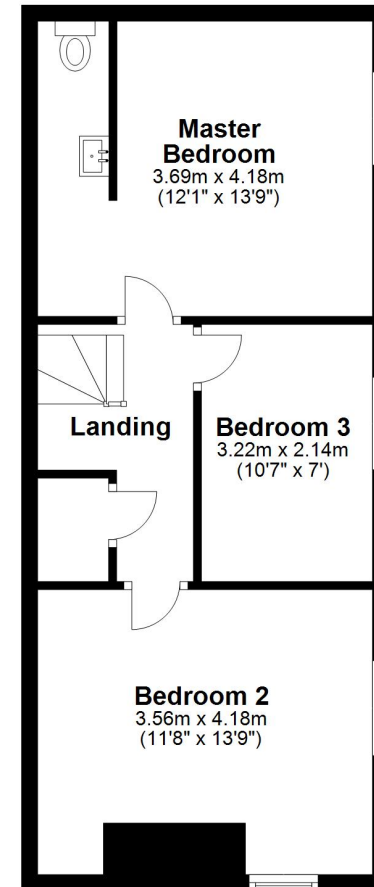
Ground Floor

Approx. 83.6 sq. metres (900.2 sq. feet)



First Floor

Approx. 44.6 sq. metres (480.5 sq. feet)



Total area: approx. 128.3 sq. metres (1380.7 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.

