



1 Holborn Hill, Letcombe Bassett, Wantage, Oxfordshire OX12 9LU
Oxfordshire, £575,000

Waymark

Holborn Hill, Wantage OX12 9LU

Oxfordshire

Freehold

Extended & Spacious Four Bedroom Semi-Detached Family Home | Large Plot Offering Vast Potential | Impressive Living/Dining Room & Spacious Kitchen | Generous Bedrooms With Study | Uninterrupted Views Over Beautiful Countryside To The Rear | No Onward Chain - Viewing Highly Advised! | Highly Sought After Village Location

Description

Offered for sale with no onward chain is this spacious and extended four bedroom semi-detached family home benefitting from stunning uninterpreted views over beautiful countryside to the rear. Situated on a large plot offering an exciting opportunity and vast potential, this property should be viewed internally to fully appreciate.

The spacious accommodation briefly comprises on the ground floor of useful utility/cloakroom, impressive living/dining room with wood burner and patio doors onto the garden along with a spacious kitchen/dining room boasting a pleasant outlook with personal door into the garage. The first floor boasts a landing, family bathroom and four bedrooms with a study. The bedrooms consist of two impressive double bedrooms located on the right hand side of the property, one of which is the master benefitting from stunning views to the rear. On the right side are the two further generous bedrooms and the study room can be found at the front of the landing.

Externally, there is a large south facing rear garden which extends over approximately 100 feet. Enjoying a sunny aspect, the garden is mainly laid to lawn enclosed by mature trees. To the front you will find the driveway providing off road parking for 3/4 vehicles leading to the garage.

Furthermore, the property is situated in the highly sought after Oxfordshire village of Letcombe Bassett.

The property is freehold and connected to mains electricity, water and drainage. The property currently has no central heating however has log burning stove in the living room.

Location

The property is located in the quiet and sought after village of Letcombe Bassett, which is adjacent to the larger village of Letcombe Regis. The village itself enjoys wonderful views and footpaths, with neighbouring Letcombe Regis providing local facilities such as a pub, shop/café, village hall and the popular Richmond Retirement Village. The market town of Wantage is less than two miles to the east and provides a wide range of leisure, retail, educational and health facilities. There are excellent road links to the A34/M4/M40 and a mainline rail link at Didcot Parkway, which is just beyond Wantage.

Viewing Information

By appointment only please.

Local Authority

Vale of White Horse District Council.

Tax Band: E



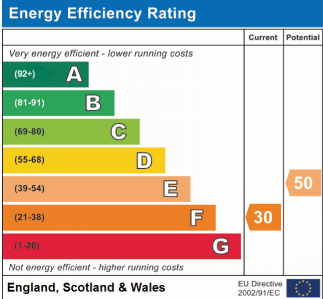


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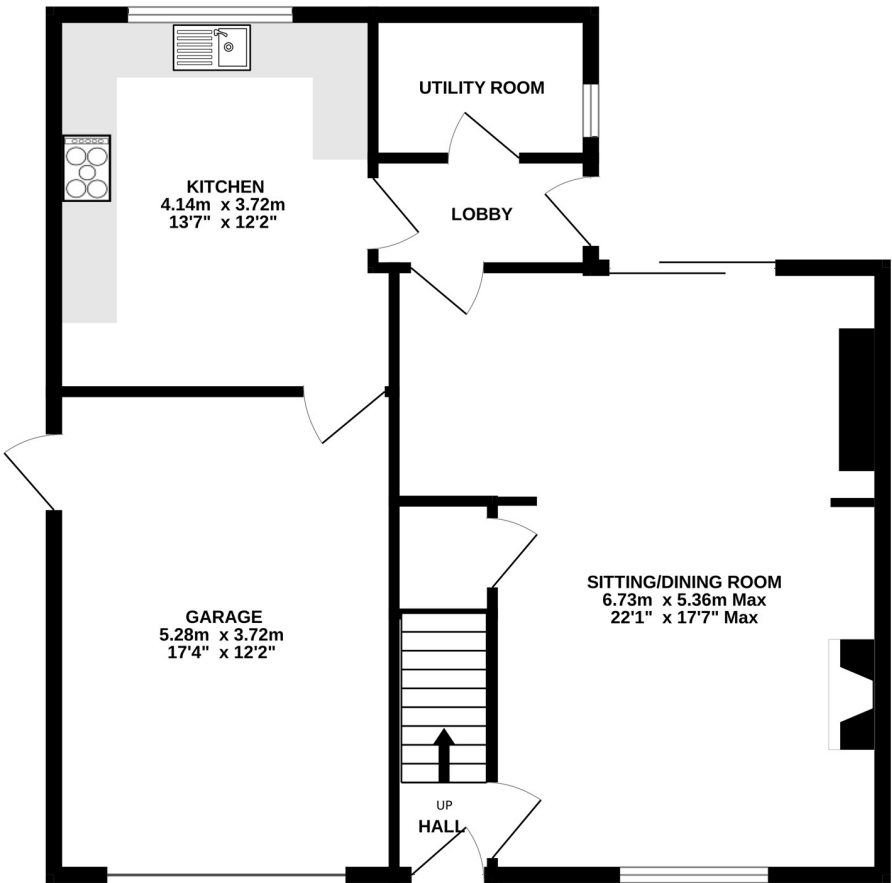
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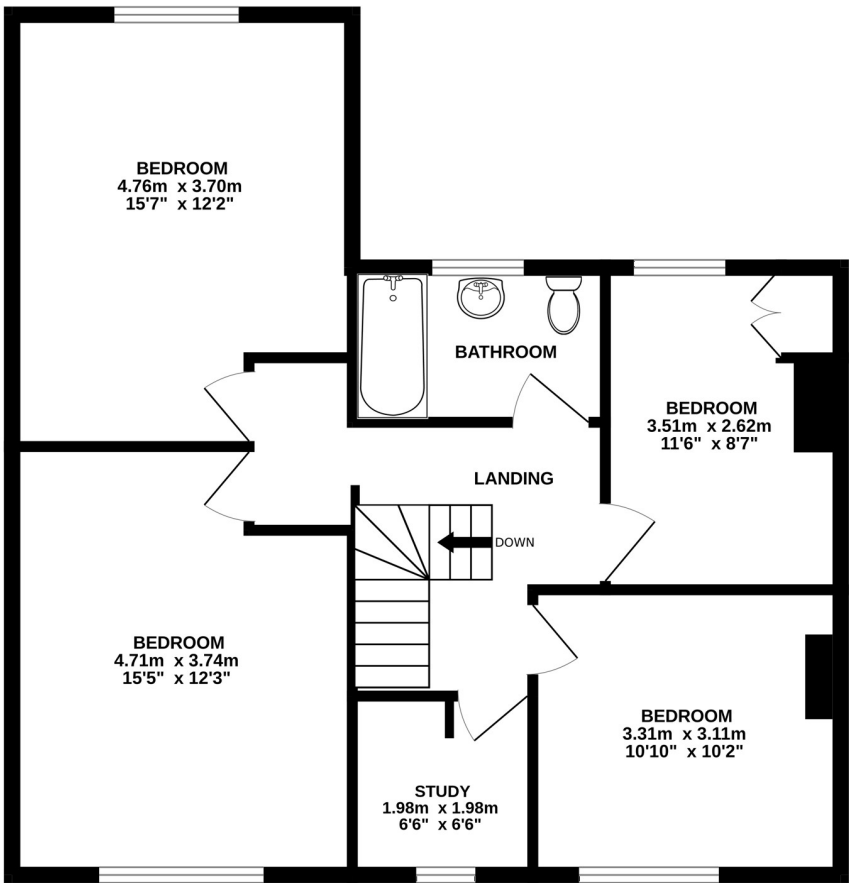
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GROUND FLOOR
58.6 sq.m. (631 sq.ft.) approx.



1ST FLOOR
71.9 sq.m. (774 sq.ft.) approx.



1 HOLBORN HILL LETCOMBE BASSETT OX12 9LU

TOTAL FLOOR AREA : 130.5 sq.m. (1405 sq.ft.) approx.

Measurements are approximate. Illustrative purposes only. Creator of plan Alpha EPC.
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