



32 Volunteer Way, Faringdon, Oxfordshire SN7 7YP
Oxfordshire, Offers in Excess of £375,000

Waymark

Volunteer Way, Faringdon SN7 7YP

Oxfordshire

Freehold

No Onward Chain | Semi-Detached House | Four Bedrooms | Master Bedroom With Dressing Area And En-Suite | Three Bathrooms | Three Reception Rooms | Including Open Plan Kitchen/Diner | Driveway And Garage With Electric Door | Landscaped Rear Garden | Popular And Sought After Location | Close To Amenities And Good Commuter Access To The A420

Description

A fantastic opportunity to purchase this four bedroom semi-detached family home, situated in a popular and sought after location in the market town of Faringdon. The property is walking distance to amenities including supermarkets, local schooling, bus stops and the market place. The property also benefits from four bedrooms, three bathrooms, three reception rooms, driveway parking, a garage and a landscaped rear garden.

The property is offered to the market chain-free and the accommodation comprises: an entrance hall, downstairs w/c, open plan kitchen/diner, sitting room, conservatory, landing, family bathroom and four light and airy bedrooms – master and second bedroom both with en-suite shower rooms and built-in wardrobes.

Outside there is a block paved driveway leading up to the garage as well as a small front garden. The rear garden has been landscaped and is mainly laid to lawn along with a spacious paved patio area and pergola which is perfect for outside dining and entertaining.

The property is freehold and is connected to mains gas, electricity, water and drainage. There is mains gas central heating and upvc double glazing throughout. 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: D



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		84
(81-91)	B		
(69-80)	C	74	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

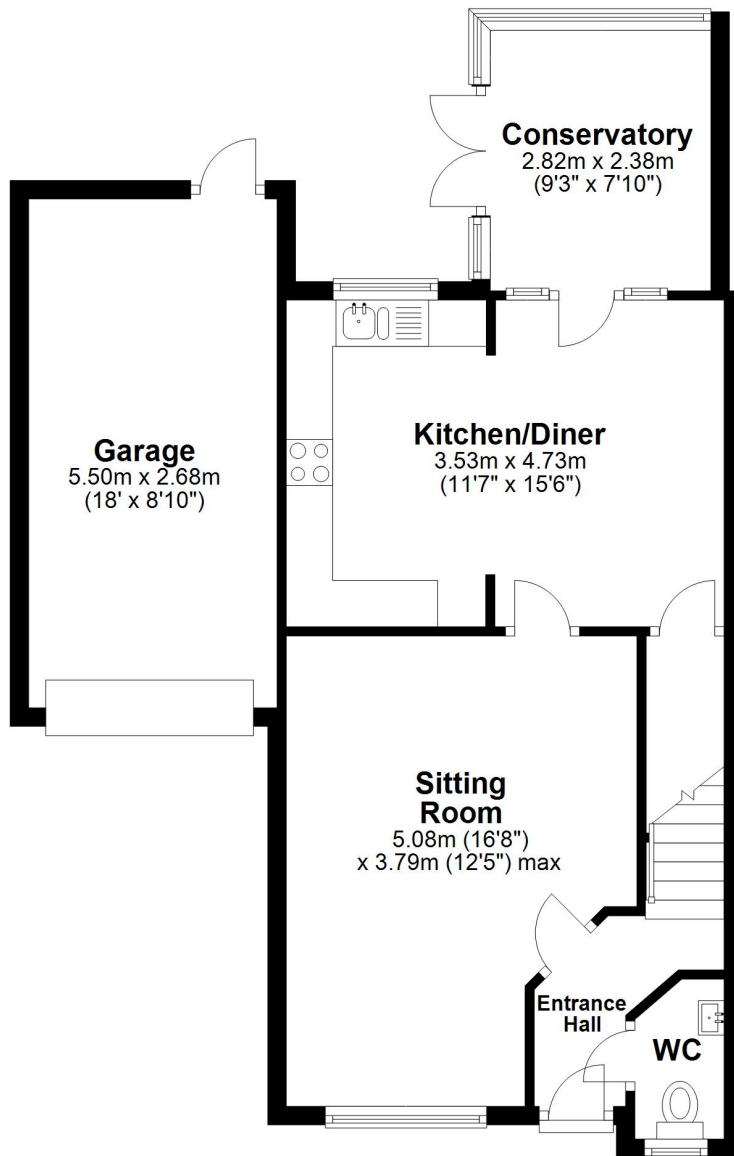


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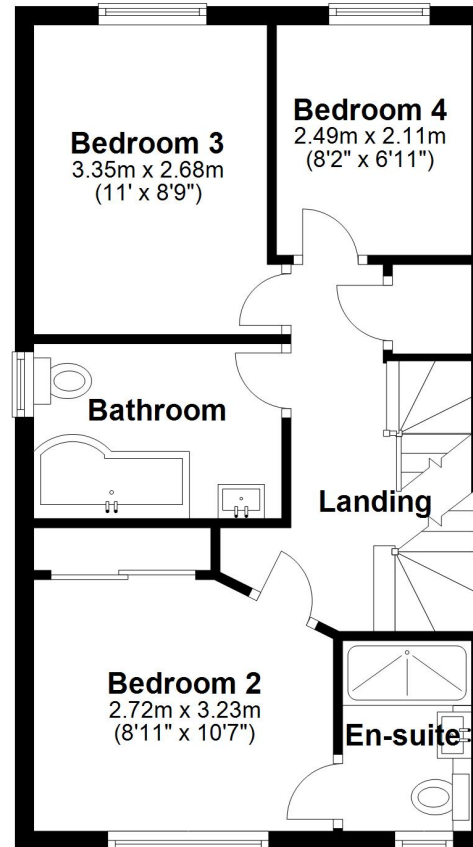
Ground Floor

Approx. 63.6 sq. metres (685.0 sq. feet)



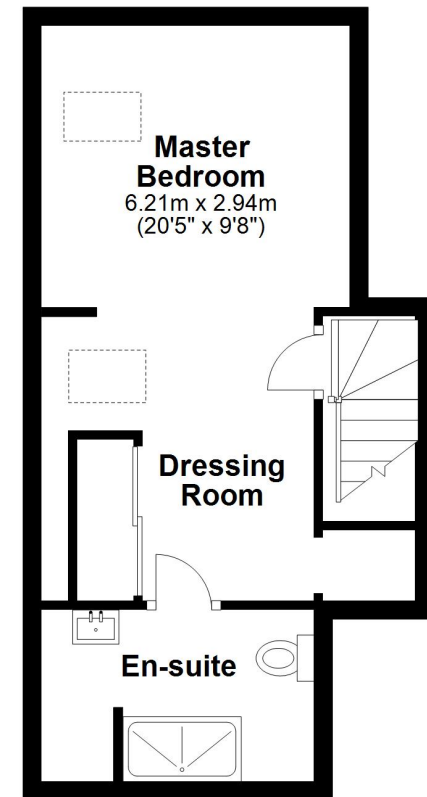
First Floor

Approx. 41.2 sq. metres (443.2 sq. feet)



Second Floor

Approx. 28.6 sq. metres (307.6 sq. feet)



Total area: approx. 133.4 sq. metres (1435.7 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.

