



Hill View, Uffington
Oxfordshire, Guide Price £450,000

Waymark

Hill View, Uffington SN7 7RZ

Oxfordshire

Freehold

Four Bedroom Family Home | Two Reception Rooms & Office | Including Open Plan Kitchen Diner | Utility & Downstairs W/C | Driveway Parking For Two Vehicles Along With EV Charging Point | Spacious Sunny Garden | Located In The Popular Village Of Uffington | Close To Amenities Including Local Shop, Public House And Primary School

Description

A spacious four bedroom family home located in the centre of the popular village of Uffington. The property is just a stone's throw away from the High Street, village shop, public house and well regarded primary school.

The property has been extended and offers light and airy accommodation throughout. The front door leads into the entrance porch and hall which gives access into both the dual aspect sitting room complete with open fireplace and french doors to the garden, as well as the dual aspect modern, open plan kitchen diner. The kitchen then leads into the rear porch, downstairs w/c, as well as the boot room/utility and office space.

Stairs from the hall lead up to the first floor landing which benefits from a built-in storage cupboard which also hosts the water tank. Off the landing there is a modern family bathroom as well as four light and airy bedrooms, three of which have built-in wardrobes.

Outside there is a driveway providing parking for up to two cars along with an ev charging point. The rear garden is mainly laid to lawn along with a patio area for outside dining and entertaining. The garden also benefits from two storage sheds.

The property is freehold and is connected to mains electric, water and drainage. There is oil fired central heating and upvc double glazing throughout. This property must be viewed to be fully appreciated.

Location

The pretty village of Uffington lies on the edge of the Vale of the White Horse, just north of the Berkshire Downs and has a number of historical connections. Overlooking the village is the chalk White Horse, which was cut into the hillside some 3,000 years ago. The village boasts its own museum, the Tom Brown's School Museum - the author having been born in Uffington Vicarage - and the Poet Laureate, Sir John Betjeman also having lived in the village. Uffington has a majestic church regarded as the Cathedral of the Vale, a well-equipped village store with Post Office, a popular primary school and pre-school, together with a lovely traditional public house, village hall, community sports ground and a host of community organisations.

The village has good road links to Oxford (15 miles) and Swindon (11 miles) via the A420, with more local facilities and secondary schools available in the nearby market towns of Faringdon (6 miles) and Wantage (7 miles). Major rail links to London and the west are available from Swindon, Didcot and Oxford. The village is well positioned for a number of excellent independent schools such as St Hugh's and Pinewood Prep schools, as well as Abingdon School, Our Ladies and St Helens & St Katharine's, all of which are in Abingdon (15 miles).

Viewing Information

By appointment only please.

Local Authority

Vale of the White Horse District Council.

Tax Band: D



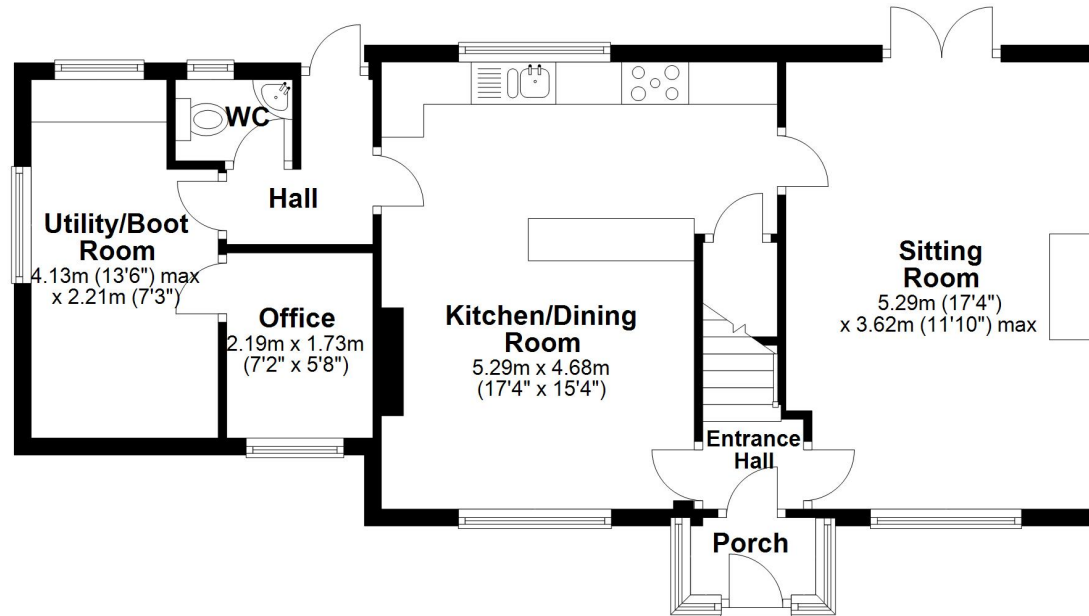
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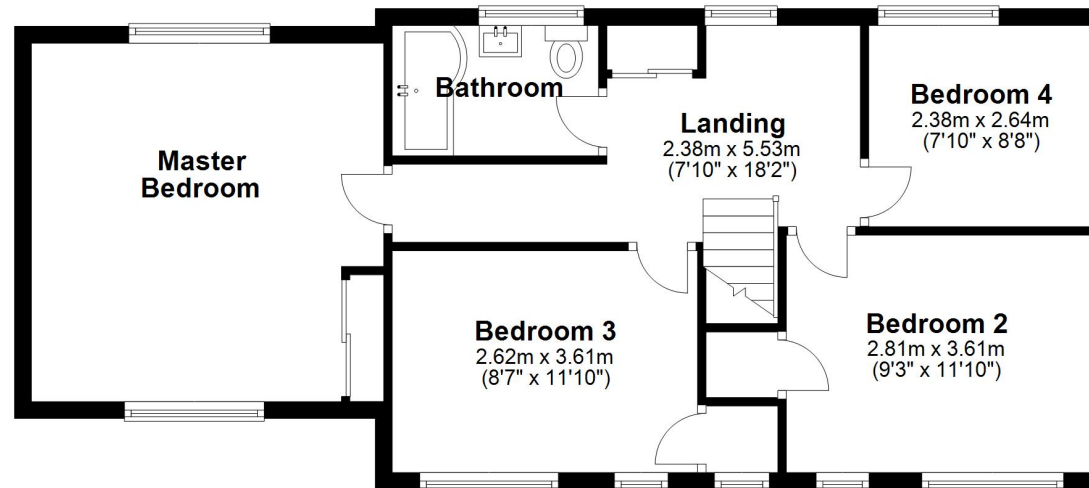
Ground Floor

Approx. 63.2 sq. metres (679.9 sq. feet)



First Floor

Approx. 61.8 sq. metres (665.0 sq. feet)



Total area: approx. 124.9 sq. metres (1344.9 sq. feet)

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.

