



Quadrant Estate Agents

£1,400,000



## Crown Barn,

Fringford, OX27 8RQ

A unique opportunity to purchase a substantial stone-built barn conversion with a separate 41'x 12' party barn, offering flexible accommodation, set in a secluded location, surrounded by approximately four acres of beautiful gardens and paddock land to the front. Minutes from nearby major rail networks, links, and commuting routes.

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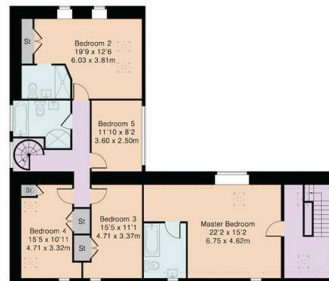
## ACCOMMODATION

- Extensive Equestrian Facilities Available By Separate Negotiation.
- Secluded Location
- Additional Stone-Built Studio/Party Barn
- Detached Property
- Far Reaching Views
- Barn Conversion
- Just Over Four Acres Of Landscaped Gardens and Paddocks
- Close To Excellent Commuter Links
- Fenced Paddock Land With Automatic Waterers
- Generous Driveway Parking

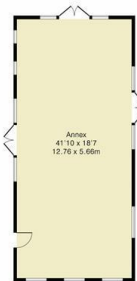
Approximate Gross Internal Area 3492 sq ft – 325 sq m  
Ground Floor Area 1385 sq ft – 129 sq m  
First Floor Area 1330 sq ft – 124 sq m  
Annex Area 777 sq ft – 72 sq m



Ground Floor



First Floor



Annex



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practice. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.