



**The Thatched Cottage Church Street**  
Appleford, Oxfordshire, OX14 4PA

## The Thatched Cottage Church Street, Appleford, Oxfordshire, OX14 4PA

Occupying a pleasant & peaceful position close to the village church on this quintessential country lane is this grade II listed thatched three bedroom, three reception room character home believed to have 16th century origin's, with beautifully stocked sizable gardens and double garage.

`The Thatched Cottage` offers a wealth of features identifiable with its age & history and is offered to the market in very good condition with no onward chain. Originally two labourers cottages for the adjacent farm, this stunning period home has been in the same family for decades and has been lovingly maintained. The property comprises formal dining room with striking inglenook fireplace, 16ft lounge, kitchen-diner, and cloakroom. On the first floor there is refitted bathroom and three very good size bedrooms; the master with impressive vaulted ceiling. A dry stone wall, five bar gate, and part thatched wall enclose private manicured gardens, ample driveway parking, double garage and garden room.

For the location, gardens, and condition of this historic & charming home to be fully appreciated; it must be viewed. Appleford is a small village on the river Thames with a village church and Appleford train station. Both Didcot & Abingdon are close by (each 4 miles approximately) offering comprehensive shopping and leisure facilities as well as Didcot Parkway train station which has direct train links to Oxford city centre and London Paddington (approximately 40 minutes).



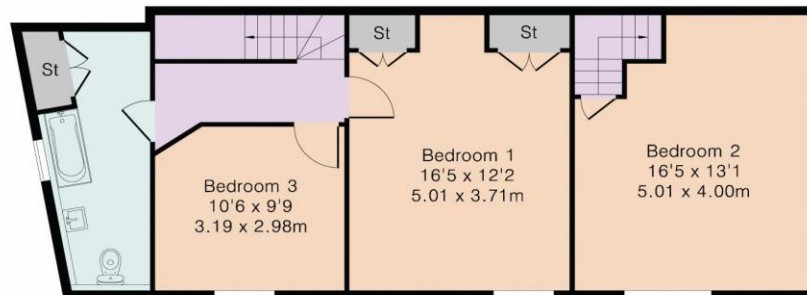


- Three bedroom grade 2 listed thatched cottage.
- Circa 1700sq ft of character accommodation with period features.
- Three reception rooms including kitchen dining room.
- Ample driveway parking & double garage.
- No onward chain.
- Idyllic country lane location near the village Church Street.
- Local Authority: Vale of White Horse District Council
- Council Tax Band: F
- Tenure: Freehold

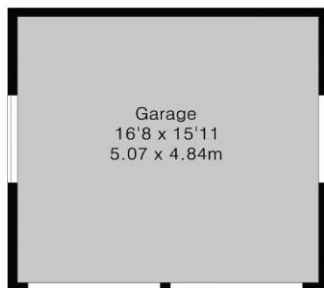
Approximate Gross Internal Area 1775 sq ft – 165 sq m  
 Ground Floor Area 724 sq ft – 67 sq m  
 First Floor Area 689 sq ft – 64 sq m  
 Garage Area 264 sq ft – 25 sq m  
 Outbuilding Area 98 sq ft – 9 sq m



Outbuilding



First Floor



Garage



Ground Floor



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 practise. 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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