



Aston Street, Aston Tirrold, OX11 9DJ

£1,000,000 Freehold

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SALES LETTINGS





The Property

A unique character property tucked away in a wonderful location overlooking paddocks in the heart of this much sort after South Oxfordshire village. The origins of The Stables date from around the turn of the 20th century when they were part of Aston Tirrold Manor.

The property has been in the same family ownership over three generations, the western end of the building known as Dairy Cottage is believed to have been converted during the interwar years. The Stables on the eastern side was converted in the early 1990s.

The property has been used as separate entities over the years, at times interconnecting, and offers extremely versatile accommodation that could equally be used as one property or formatted, as it is currently for multi-generational living.

Approached via a long driveway with double gates opening into a gravel courtyard, the property is surrounded by gardens and grounds of over a third of an acre.

The property has been well maintained and presented with an impressive recently refitted open-plan kitchen dining room to the Stables and oil central heating.

Some material information to note: Oil central heating. Mains water, mains electrics, mains drains. The property has private driveway parking. Ofcom checker indicates standard to ultrafast is available at this postcode. Ofcom checker indicates mobile availability and data voice calls may be limited with EE and three. The government portal generally highlights this as an unlikely/low risk address for flooding.





Key Features

- Offers extremely versatile accommodation that could equally be used as one property or formatted, as it is currently for multi-generational living
- Five bedrooms
- Surrounded by gardens and grounds of over a third of an acre
- Recently refitted open-plan kitchen
- Three bathrooms
- Double gates opening into gravel courtyard



The Location

Aston Tirrold and the immediately adjacent village Aston Upthorpe are considered amongst both the prettiest and most desirable of the South Oxfordshire villages. There is a strong and vibrant community with an outreach Post Office, "The Astons cafe" based at the village hall, a highly regarded village pub and restaurant "Olivier at The Chequers", village garage and a large recreation ground with adventure play area and impressive widely used pavilion.

The neighbouring towns of Didcot, with its thriving Orchard Centre shopping centre, cinema and mainline rail connection to London Paddington contrasts with the historic Thames side town of Wallingford with its wide selection of independent shops and restaurants.



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Approximate Gross Internal Area
Ground Floor = 74.7 sq m / 804 sq ft
First Floor = 55.3 sq m / 595 sq ft
Ground Floor Annex = 48.6 sq m / 523 sq ft
First Floor Annex = 33.1 sq m / 356 sq ft
Total = 211.7 sq m / 2,278 sq ft



 = Reduced headroom below 1.5m / 5'0"



First Floor

First Floor Annex



Ground Floor

Ground Floor Annex

Illustration for identification purposes only,
measurements are approximate, not to scale.

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