



Wheatsheaf Crescent
Bampton, Oxfordshire



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Wheatsheaf Crescent

Bampton, Oxfordshire, OX18 2FJ

Guide Price £675,000
Freehold

Situated on the very Northern edge of this very popular development having views across open fields to the front.

This 5 bedroom detached home is offered for sale in excellent order throughout with a total of 2427sq ft. of accommodation. Positioned at the head of a no-through road at the top of the development and thus offers a larger driveway than most with the benefit of parking for at least 6 cars.

The internal layout is spacious and light with the Entrance Hall and two Reception Rooms either side which face to the front both having bay windows. There is a Cloakroom off the Entrance Hall centrally located under the staircase. Moving towards the rear of the property is a family Sitting Room with patio doors giving views of the rear gardens. The fabulous Kitchen-Family Room creates the 'hub of the home' with views of the garden with the fitted Bosch appliances together with extensive wall and base units. Off the Kitchen area is a very useful Utility Room that gives access to a rear patio.

The first floor has a light galleried landing area which branches off to all 5 Bedrooms as well as the well-appointed family Bathroom. Both Master and 2nd Bedroom have en-suite Shower Rooms with Roca fittings. Three of the five Bedrooms have built-in wardrobes/storage cupboards.

Outside the driveway sits to the side and can accommodate at least 6 cars in front of the double garaging. The garaging has light and power with internal door at the rear to access the gardens. The rear garden is of a good size and Southerly facing with extended patio areas, planting, lawn area and offers various seating areas.

Offered with the added benefit of being sold chain free.

Early viewing comes highly advised.



Accommodation

* Reception Hallway * Cloakroom * Living Room * Dining Room * Study * Fully fitted Kitchen-Family Room with Appliances * Utility Room * Galleried Landing * 5 Bedrooms * 2 En-Suite Shower Rooms * Family Bathroom * Gas Central Heating * Double Glazed Windows * Driveway for at least 6 cars * Detached Double Garaging * Fully Enclosed Landscaped South Facing Rear Gardens * Countryside Views * End of Chain Sale *

Location

Bampton is an attractive Cotswold village known for its elegant Church and impressive Victorian Town Hall. The village offers a selection of shops including CO-OP mini-supermarket and award-winning butchers, choice of public houses, hairdressers and a useful Post Office. A Primary school, Doctors' surgery with pharmacy and public Library. Further schooling and shopping facilities in Witney & Faringdon (both c.5 miles) and Burford (c.7 miles). The village is well situated for road communications being c.5 miles from both the A40 and A420.

Directions

Follow SAT NAV postcode OX18 2FJ. Upon entering Wheatsheaf Crescent follow to the very top entering the "Private Lane" area where no.18 will be found at the very end.

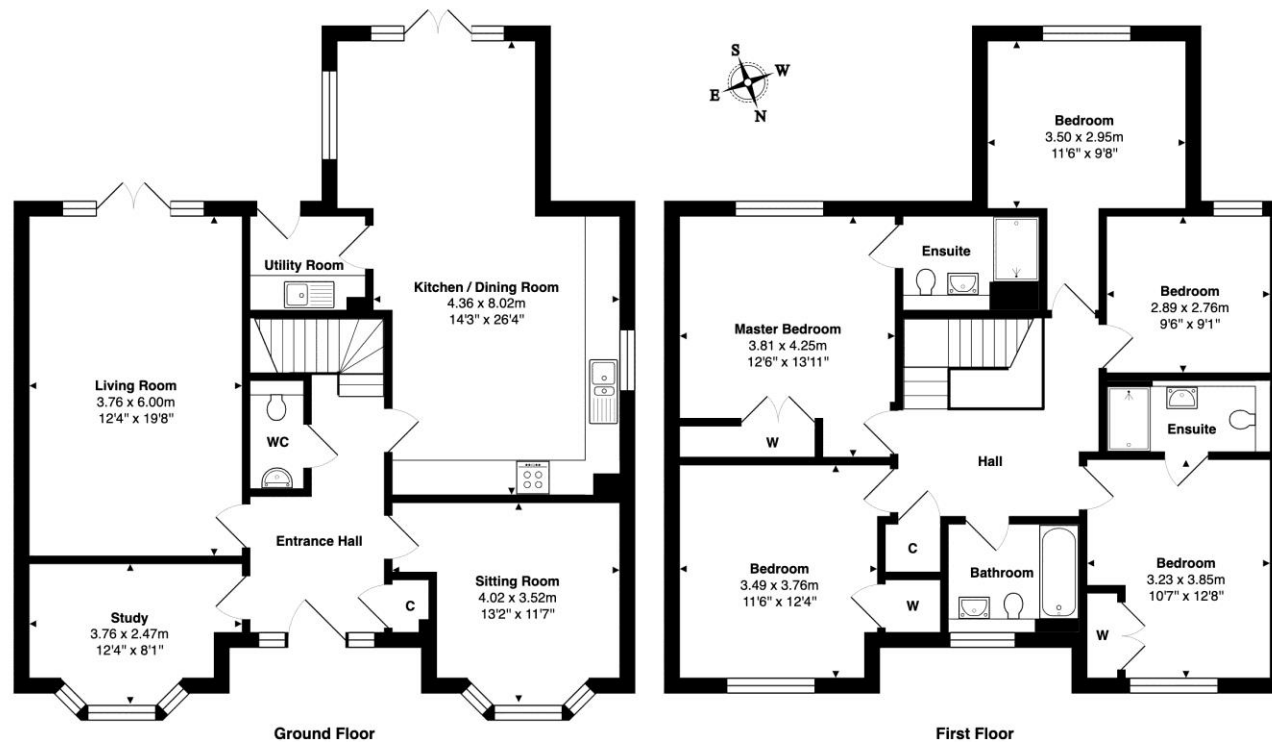
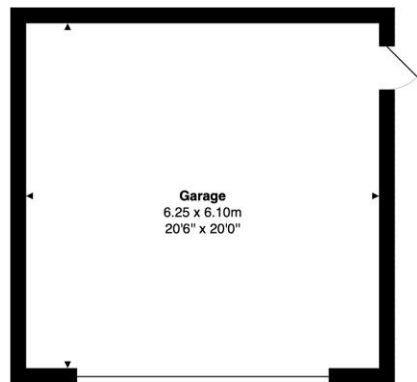
Council Tax

Band G - Information from West Oxfordshire District Council.

Viewing

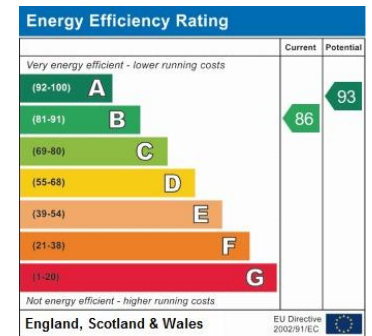
By prior appointment via Abbey Properties on 01993-851881.





Approx. Gross Internal Area: 225.5 m² ... 2427 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such. Drawn by E8 Property Services. www.e8ps.co.uk



Bampton Office
Market Square, Bampton,
Oxfordshire, OX18 2JH
Tel: 01993 851881 / 01865 880697
bampton@abbeyproperties.tv

www.abbeyproperties.tv



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independent estate agents

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