






{ CIRCOURT ROAD EAST CHALLOW OX12
£5,000 PER MONTH AVAILABLE 01/07/2025

Hamptons
THE HOME EXPERTS

{ THE PARTICULARS

Circourt Road East Challow OX12

£5,000 Per Month
Part-furnished

 5 Bedrooms
 2 Bathrooms
 1 Reception

Features

- Modern barn conversion, - Open plan kitchen, dining, living space, - Neptune kitchen, - Pantry, - Utility Room, - Five bedrooms, - Two bathrooms (one ensuite), - Cloakroom, - Private rural setting, - Countryside views, - Part-furnished

Council Tax

Council tax band not specified

Hamptons
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{ A MODERN FIVE BEDROOM FAMILY HOME, IN A PRIVATE RURAL LOCATION

The Property

An exceptional contemporary barn conversion in a private setting surrounded by approx. 2 acres. Set well within a generous plot, located conveniently in between Denchworth and West Challow with countryside views up to the Ridgeway. The property offers over 3500 sq ft of accommodation across two floors and boasts fantastic vaulted ceilings and floor to ceiling windows flooding the space with natural light and framing the countryside views across to the Ridgeway. The main open plan living space incorporates a well appointed and beautifully finished Neptune kitchen with breakfast bar and pantry, dining area and living room. To the ground floor are three bedrooms, a family bathroom, cloakroom and spacious utility/ boot room. The first floor comprises the principle bedroom with dressing room and ensuite bathroom, alongside the 5th bedroom/study and galleried area overlooking the open plan living space below. There is a large patio area accessed from the open plan living space, perfect for alfresco dining and to the garden beyond. The property is accessed by a private gravelled drive opening to a parking area to the side and rear of the property. Council Tax: Vale of White House, awaiting banding

Location

The Meadows is situated within an rural location between the villages of Denchworth and West Challow, within a short journey to the popular market towns of Wantage and Faringdon. is an ideal location for access onto the M4, A34 and M40, and is a perfect base to explore the neighbouring countryside. Buscot Park,

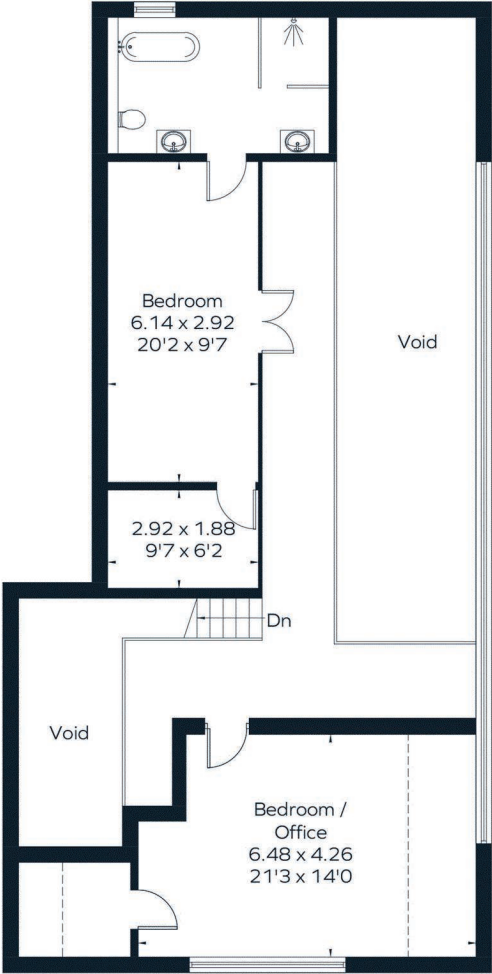
Blenheim Palace, National Trust sites and Bicester Village are popular places to visit locally, as are the Cotswolds with the town of Burford located only half an hours drive. Didcot Parkway is the closest train station, at approx. 12 miles, offering frequent and fast services to London. The property is well located for a host excellent schools in the local area, to include St Hugh's, Pinewood, Dragon School, Abingdon School and St Edward's to name but a few. (All distances are approximate)



Approximate Area = 333.1 sq m / 3585 sq ft
(Excluding Voids)
Including Limited Use Area (9.1 sq m / 98 sq ft)



Ground Floor



First Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
fourwalls-group.com 318055

For Clarification
We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

