





# 1 Buchan Place, Kingston Bagpuize

£485,000

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### Main Description:

Set in the heart of the picturesque village of Kingston Bagpuize, this beautifully appointed three-bedroom semi-detached home was built in 2018 and has been thoughtfully enhanced since, offering a harmonious blend of modern design and timeless appeal. Ideal for those seeking refined living in a well-connected countryside setting, the property delivers comfort, space, and flexibility in equal measure.

At the heart of the home is a light-filled kitchen and dining room, carefully upgraded by the current owners to include a range cooker, American-style fridge/freezer, and a stylish central island - creating a space that is as functional as it is sociable. A spacious living room flows effortlessly into the rear garden through elegant patio doors, where a fully insulated summerhouse offers year-round enjoyment - perfect as a reading room, creative studio, or tranquil retreat.

The ground floor also features a dedicated study, ideal for home working, alongside a separate WC - offering a layout that supports both day-to-day life and entertaining with ease.

Upstairs, the principal bedroom enjoys the privacy of its own en suite, while two further double bedrooms are served by a beautifully finished family bathroom. Each room has been designed with a focus on natural light, comfort, and versatility.

Outside, the home continues to impress. A large private rear garden has been thoughtfully landscaped and includes a detached outbuilding as well as a large patio area. A smaller second garden area, perfect for growing vegetables or creating a peaceful outdoor escape, adds to the lifestyle appeal. The property also benefits from ample parking, a single garage, and side access to the garden.

### The Local Area:

Kingston Bagpuize is a vibrant Oxfordshire village that blends countryside charm with everyday convenience. Just a ten-minute walk from the property — along a peaceful path through the grounds of a nearby country house — you'll find the local convenience shop and the well-regarded primary school. The village is well connected, with a regular bus service running every 20 minutes to Oxford, and direct routes to both Abingdon and Witney.

The home sits within a thoughtfully designed development of just 30 properties, offering a rare sense of intimacy and community not often found in larger schemes. Residents enjoy access to a cricket pitch, football fields, and a children's playground — all on their doorstep — creating a relaxed, family-friendly environment.

Nearby, the renowned Millets Farm Shop offers award-winning local produce and seasonal events, while Abingdon provides riverside walks along the beautiful Thames and a selection of independent shops, cafés and pubs. Whether you're looking for connection, community, or space to breathe, this location delivers it all.







- Built in 2018 and thoughtfully upgraded throughout.
- Stylish kitchen with central island, range cooker and American-style fridge/freezer.
- Fully insulated summerhouse offering year-round versatility.
- Principal bedroom with modern en suite shower room.
- Detached outbuilding currently used as a home office.
- Elegant three-bedroom semi-detached home in a sought-after village setting.
- Spacious living room with patio doors opening to the garden.
- Dedicated study, and separate ground floor WC.
- Two further generous double bedrooms and contemporary family bathroom.
- Landscaped rear garden, additional vegetable garden, single garage and driveway parking.

