



High Street, Standlake

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High Street, Standlake

Positioned in the heart of a thriving village on the High Street and located on one of the most desirable roads is this five-bedroom detached family home. It rests on a sizeable 0.12-acre plot and is nestled between a popular pub and a post office. Additionally, this property benefits from having a self-contained one-bedroom annexe.

The spacious and flexible accommodation is circa 2250 square feet and is set over two floors. It comprises an entrance porch and a comfortably sized study, which would be perfect for a home office. The large living room benefits from a stunning wood-burning stove with dual-aspect windows, which allow plenty of natural light and are the perfect place to relax and unwind.

Walking through the hall, you will find a bedroom/family room that could easily be used as a playroom, perfect for children. The bathroom has a cleverly designed built-in utility room and a beautiful freestanding bath.

The well-appointed kitchen/breakfast room seamlessly flows into a beautiful oak-framed orangery with a pitched roof and tiled floor. This is the perfect place to entertain family and friends.

Externally, the driveway offers plenty of off-road parking to the front for up to five vehicles. The rear garden is laid mainly to lawn and provides a high degree of privacy. There is a large outbuilding that is perfect for garden tools and storage.

Location

The sought-after village of Standlake is situated approximately 5 miles south of the market town of Witney, with Oxford about 13 miles and Abingdon 10 miles away. The village has an excellent local primary school, a post office, village hall, Cricket club, and the highly regarded Black Horse pub. There are also swimming lakes and water sports nearby.

Ground Floor

Porch

Study

13'11 X 12'1

Lounge

19'1 X 8'11



Family Room

10'8 X 11'3

Bathroom

7'6 X 6'6

Kitchen

Annexe

12'1 X 15'5

Located just off the thoughtfully designed kitchen is a self-contained one-bedroom annexe, which features a walk-in wet room that is perfect for an elderly parent or for a teenager who wants their own space. As you walk up the stairs to the first floor, you will find four well-proportioned bedrooms, with the master benefitting from having its own ensuite and a separate family bathroom.

Outbuilding

9 X 13'9



Bedroom Five

9 X 10'6

Sun Room

13'4 X 13'4

First Floor

Bedroom One

10'2 X 13'11

En Suite 5'2 X 8'1

Bedroom Two

14 X 9'3

Bedroom Four

12'11 X 8'1

En Suite 4'10 X 8'1

Bedroom Three

15'2 X 8'8





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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Price

POA

EPC Rating: C

Council Tax Band: E

Tenure: Freehold

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To view this property please contact us on

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