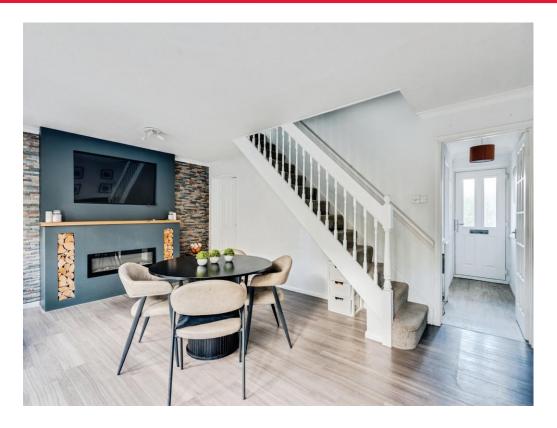


Connells

Broadmarsh Lane Freeland Witney

# Broadmarsh Lane Freeland Witney OX29 8QP







# **Property Description**

Located in the desirable village of Freeland, just outside Witney, this spacious and well-presented three-bedroom property is offered to the market with no onward chain. Ideal for families, first-time buyers, or those looking to downsize, the home provides a practical layout and modern convenience in a peaceful setting.

On the ground floor, the property features a generous living room perfect for entertaining, a well-equipped kitchen featuring plenty of storage space, and a separate utility room and WC.

Upstairs, there are three good-sized bedrooms, a contemporary family bathroom, and a central landing that connects all rooms. The layout offers flexibility for growing families or those working from home.

Freeland is a popular and thriving village which is very well located and offers good amenities including a primary school, playing field, public house, village hall and parish church.

The nearby village of Long Hanborough has a rail station with direct connection to London Paddington, shops including a mini supermarket as well as doctors, dentist surgeries and a pharmacy.

## Lounge

12' 8" x 18' 4" ( 3.86m x 5.59m )

#### Kitchen

9' 2" x 7' 1" ( 2.79m x 2.16m )

## **Utility Room**

9' 2" x 7' 5" ( 2.79m x 2.26m )

#### **Store Room**

6' 5" x 7' 5" ( 1.96m x 2.26m )

#### **Downstairs W.C**

#### **Bedroom One**

9' 1" x 11' 5" ( 2.77m x 3.48m )

#### **Bedroom Two**

9' 7" x 10' 6" ( 2.92m x 3.20m )

#### **Bedroom Three**

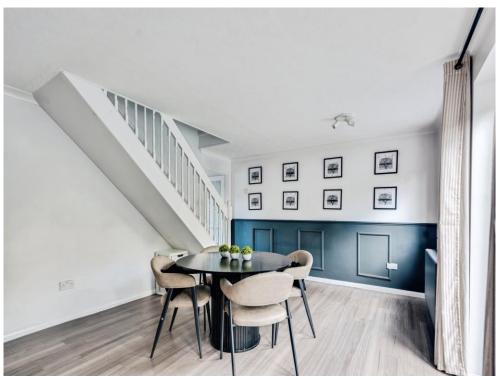
9' 8" x 7' 5" ( 2.95m x 2.26m )

## **Family Bathroom**

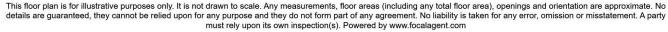
## **Agents Note**

We can confirm that we have limited knowledge about this property due to the owners not residing there.









To view this property please contact Connells on

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13 Corn Street WITNEY OX28 6DB

EPC Rating: C Council Tax Band: C

view this property online connells.co.uk/Property/WNY305828





Tenure: Freehold





<sup>1.</sup> MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract.

3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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