

Skylark Way, Witney OX28 6NR



welcome to

Skylark Way, Witney

This well presented five-bedroom detached home positioned on the popular Kingfisher Meadows development complete with driveway parking, double garage, master suite, private garden and NHBC warranty!















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

Kitchen 16' 9" x 13' 4" (5.11m x 4.06m)

Dining Room 10' 2" x 10' (3.10m x 3.05m)

Lounge 21' 7" x 11' 9" (6.58m x 3.58m)

Utility Room 6' 5" x 5' 7" (1.96m x 1.70m)

Bedroom One 12' 11" x 11' 9" (3.94m x 3.58m)

Dressing Area 8' 5" x 6' 9" (2.57m x 2.06m)

En-Suite 8' 5" x 4' 8" (2.57m x 1.42m)

Bedroom Two 18' 6" x 13' (5.64m x 3.96m)

Bedroom Three 11' 3" x 10' 1" (3.43m x 3.07m)

Bedroom Four 10' 1" x 10' 1" (3.07m x 3.07m)

Bedroom Five 18' 6" x 13' (5.64m x 3.96m)

Family Bathroom 7' x 6' 6" (2.13m x 1.98m)

Rear Garden

Double Garage

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Skylark Way, Witney

- Five Bedrooms
- Detached
- Open Plan Kitchen Diner
- Two En-Suite Bathrooms
- Double Garage & Driveway Parking

Tenure: Freehold EPC Rating: B

guide price **£800,000**





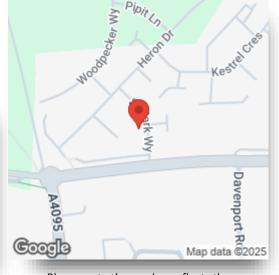
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Property Ref: WIT106005 - 0014 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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Please note the marker reflects the postcode not the actual property

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