

GREEN & CO

£630,000

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RESIDENTIAL

FOR SALE

01235 763562
www.greenand.co.uk

Ferards

West Challow Wantage Oxfordshire OX12 9TN



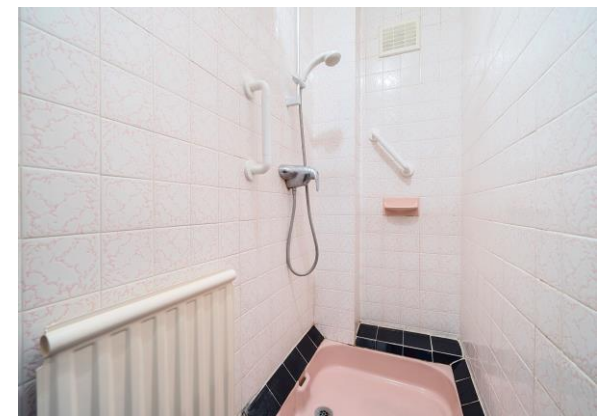
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Description

A substantial four-bedroom detached house occupying a large plot in a quiet location in this sought-after village. Features include an open plan sitting room through to dining room, spacious kitchen, rear lobby and integral garage. Upstairs comprises of four good-sized bedrooms, family bathroom and a separate shower room. Outside offers a large well stocked rear garden and a driveway to the front providing ample off-road parking. Ferards would now benefit from a program of updating, but represents a wonderful opportunity to create a lovely family home. Offered for sale with the added benefit of no onward chain.

Location

Situated in the charming village of West Challow, surrounded by the idyllic Oxfordshire countryside, this location offers the quintessential English countryside experience. Take leisurely strolls or invigorating bike rides through the enchanting rural landscape, while dog lovers relish in the plethora of pathways tailored for their furry friends. Plus, with swift and convenient access to Wantage, Faringdon, Oxford, and even Swindon via well-connected roads, the possibilities for exploration and adventure are only a stone's throw away.



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what3words

w3w.co/access.hamper.bats.

Tenure

Freehold.

Utilities

All mains services connected, except Gas.

Heating Type

Oil-fired central heating to radiators.

Ofcom

For broadband speeds and mobile coverage please visit <https://www.ofcom.org.uk/>, if Rightmove have deleted this link then please click on our attached PDF brochure and click on the link there. If the subject property is a new build then please refer to the developer's specification.

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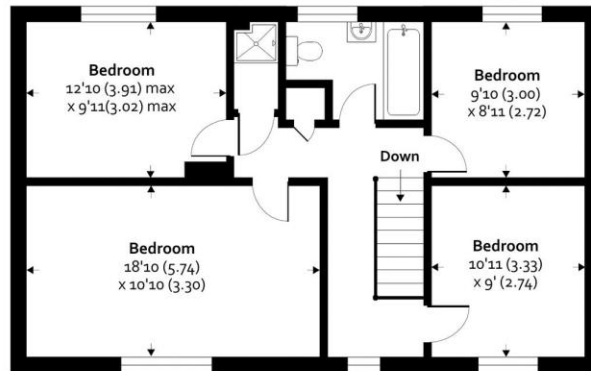


A vibrant garden scene featuring a brick house with a chimney, a greenhouse, and a blue sky with scattered clouds. The foreground is filled with green grass and various plants, including a large bush on the right and a trellis on the left. A power line runs across the sky.

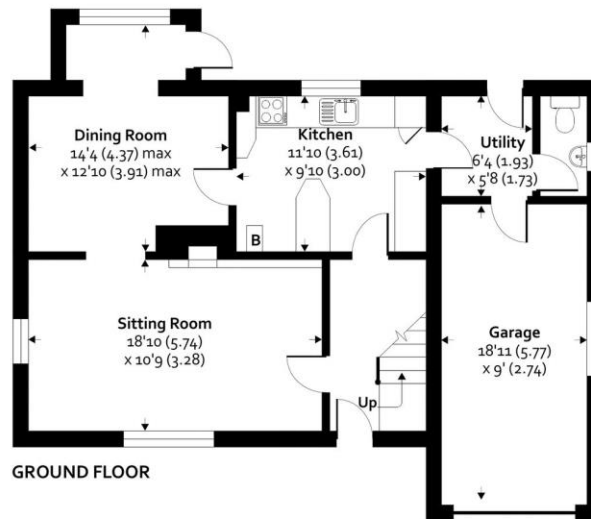
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Ferards, West Challow, Wantage, OX12 9TN

Approximate Area = 1331 sq ft / 123.6 sq m
Garage = 240 sq ft / 22.2 sq m
Total = 1571 sq ft / 146 sq m
For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nchecom 2024. Produced for Green & Co. REF: 1147161



EER

F.

Council Tax Band

F.



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CONSUMER PROTECTION REGULATIONS AND UNFAIR TRADING REGULATIONS 2008

Green & Co has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the Seller. We have not had sight of the title documents. Buyers should seek professional advice. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. Unless stated otherwise fitted carpets, curtains, window dressings, fixtures and fittings may not be included. However, they may be available by separate negotiation.

DATA PROTECTION ACT 2018

All handling of your personal data is done in compliance with our privacy policy and the General Data Protection Regulations (EU) 2016/679 ("Data Protection Legislation"). For full details of our privacy policy visit www.greenand.co.uk/primary-policy-and-notice.