



MORGAN & ASSOCIATES

VILLAGE PROPERTY CONSULTANTS

4 Back Way, Great Haseley, OX44 7JR



GREAT HASELEY

4 Back Way is tucked away down a quiet countryside lane, just a few minutes walk from the heart of the village, lined with its beautifully preserved historic homes. It's no exaggeration to say that Great Haseley is right at the top of many buyers' wish lists - and for good reason.

Lost in time but only a few minutes drive from the fast connections to London and Oxford via the M40, it's an absolute gem of a village. A busy local community is complemented by a sensational fine dining French restaurant (La Table d'Alix) and gorgeous countryside walks can be found in every direction.

Oxford is just a 20 minute drive away with its wealth of shops, restaurants and highly regarded independent schools. Neighbouring Great Milton has a popular local primary and is also home to the Michelin starred Le Manoir Aux Quat Saisons.

Bedrooms 3 | Bathrooms 1 | Receptions 1 | EPC E



4 BACK WAY

A charming stone-built 3 bedroom cottage, peacefully tucked away in the sought after village of Great Haseley, offering character, comfort and countryside views.

This attractive and well-presented three-bedroom semi-detached cottage is full of charm and character throughout.

The accommodation includes an entrance porch leading into a light and airy reception room overlooking the garden, featuring terracotta tiled flooring, a brick fireplace and a wood burning stove. To the left, there is a good size shaker style kitchen with a butler sink, wooden worktops and matching terracotta tiled flooring, as well as a fireplace with original bread oven and wood burner. This leads through to a practical utility room with access to both the garden and the front lane - perfect for taking off muddy boots after a countryside walk.

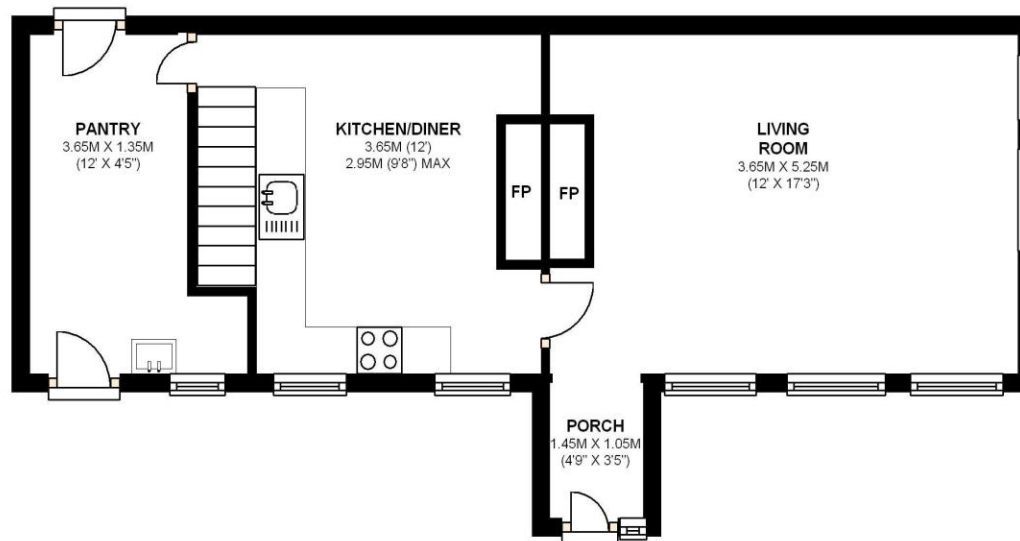
Upstairs, there are three bedrooms with oak flooring and vaulted ceilings, all enjoying lovely views across open fields towards the village windmill. The bathroom includes a shower over the bath, and the smallest bedroom benefits from an additional WC and wash hand basin.

Outside, the enclosed cottage-style front garden features a pretty patio area, ideal for al fresco dining. Parking is available on the lane outside.

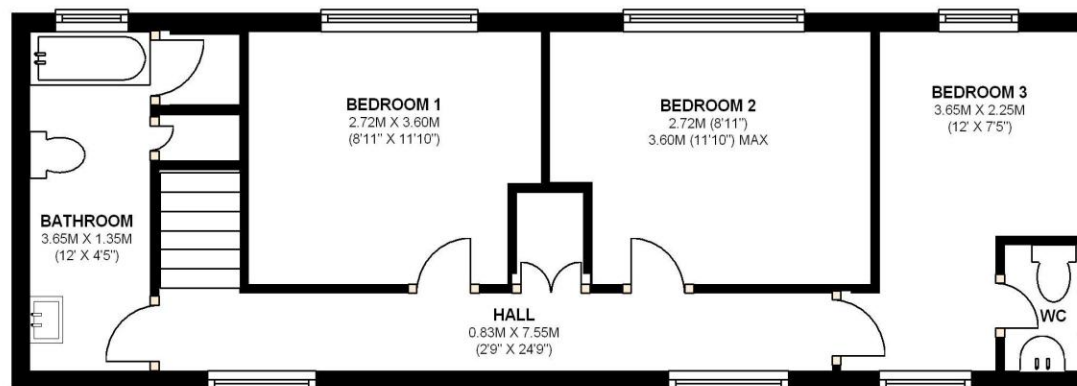
Situated in the highly sought-after village of Great Haseley, surrounded by countryside walks and within easy reach of Oxford and Thame, this delightful home combines character, charm and rural tranquillity.



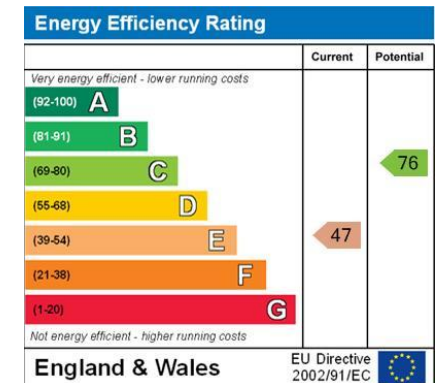
GROUND FLOOR
APPROX. 38.9 SQ. METRES (418.8 SQ. FEET)



FIRST FLOOR
APPROX. 41.2 SQ. METRES (443.1 SQ. FEET)



TOTAL AREA: APPROX. 80.1 SQ. METRES (861.9 SQ. FEET)



SERVICES

Mains gas, mains water and mains drainage.

South Oxfordshire District Council

Council Tax Band D

VIEWINGS STRICTLY BY APPOINTMENT THROUGH MORGAN & ASSOCIATES

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by RIC's Code of Measuring Practice and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested by Morgan and Associates and no guarantee as to their operating ability or their efficiency can be given.

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