



The Old Clockwork Shop, Witney

Breckon & Breckon
EST. 1847

The Old Clockwork Shop

61 Corn Street, Witney OX28 6BT

Built circa 1650 and steeped in history this Grade II Listed charming home is close to the heart of the town and is an absolute delight both inside and out. In the same ownership for 22 years the property has been updated over this time and offers 2,409 sq ft of living space that perfectly combines characterful features alongside a stylish, contemporary finish. Natural light fills the house which exudes a warmth only found in mature, well-cared for homes, apparent from the moment you enter. The well-proportioned accommodation sits over three floors with a wealth of period features including exposed stonework, a mix of flagstone, wood and quarry tiled flooring, beams and wooden doors.

Beautifully presented throughout this impressive family home enjoys a generous south-facing, cottage garden which is home to a host of flowering shrubs and plants, a truly delightful spot for alfresco entertaining. Affording a high degree of privacy there is plenty of room for its two built-in sheds and wonderful summerhouse. Nicely positioned within a conservation area yet just a few strides to the wide array of eateries and recreational amenities this is town centre living at its best

 5

 3

 3



South Facing

Guide Price: £875,000







Council Tax:
Band F - £3,453.99

Parking
On-street

Local Authority
West Oxfordshire
District Council

**EPC
EXEMPT**

IMPORTANT NOTICE: These particulars are for information purposes only and do not in whole or in part constitute or form part of any offer or contract, nor should any statement obtained herein be relied upon as a statement or representation of fact. Breckon & Breckon do not test whether the services connected to the property, heating systems and domestic appliances are in working order. We therefore recommend that the purchaser obtains verification from their surveyor or solicitor. 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 the RICS code of measuring practice and should be used as such by any possible purchaser.

“Agent's comment”

An individual property along one of Witney's oldest roads that offers an abundance of characterful family living space.

Positioned well for access to the town, schools and main bus and road links to Oxford/Cheltenham.

In the same family ownership for 22 years this truly delightful home has been well-maintained and the beautiful gardens are a rare find in the centre of town.



Approximate Gross Internal Area = 217.0 sq m / 2332 sq ft
 Summer House = 7.2 sq m / 77 sq ft
 Total = 224.2 sq m / 2409 sq ft
 (Excluding Open Below / Crawl Space)





Our network of offices across Oxfordshire

Every office has access to *every buyer* registered across our network of seven offices.

Sharing a single database of buyers ensures maximum exposure for our clients.

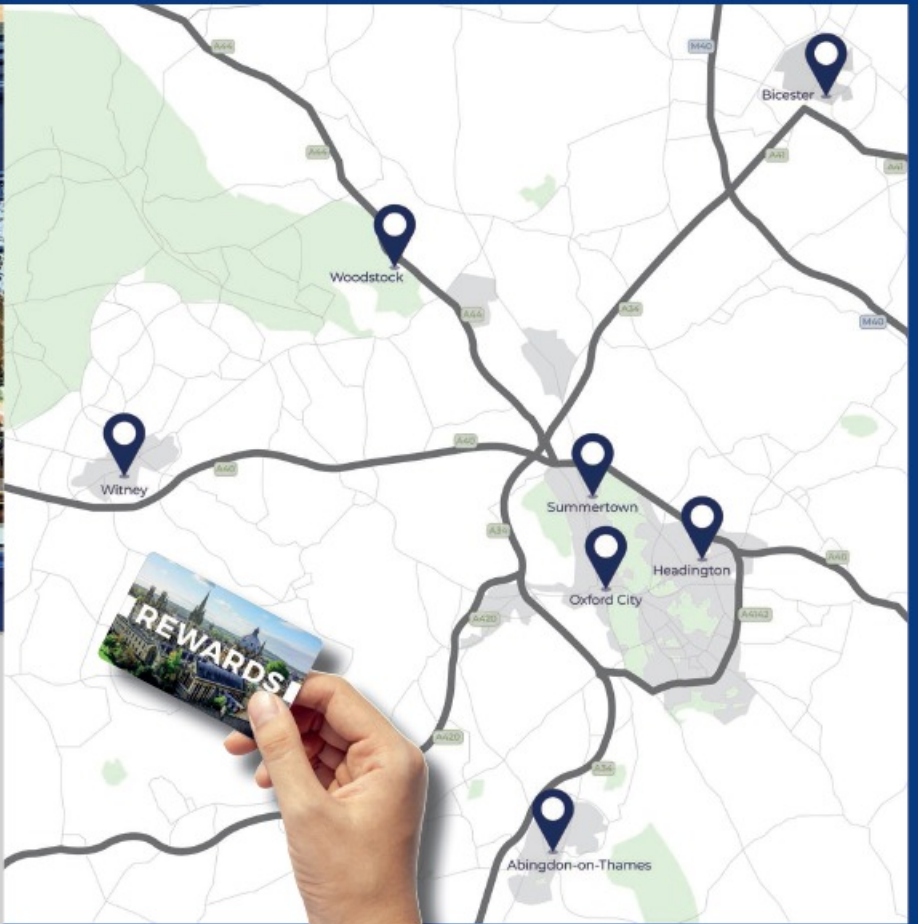
Witney Sales

10 Market Square
Witney
Oxfordshire
OX28 6BB

t: 01993 776775
e: witney@breckon.co.uk



FROM LEFT: Alexander Chappell, Julia Briggs, Sarah Thomas, Madison Peedell, John Bower



BRECKON REWARDS

Scan to find out more!



naea
propertymark

PROTECTED

Summertown

t: 01865 310300 (sales)
t: 01865 201111 (letting)
e: summertown@breckon.co.uk

Oxford City Centre

t: 01865 244735 (sales)
t: 01865 201111 (letting)
e: post@breckon.co.uk

Headington

t: 01865 750200 (sales)
t: 01865 763999 (letting)
e: headington@breckon.co.uk

Abingdon-on-Thames

t: 01235 550550 (sales)
t: 01235 554040 (letting)
e: abingdon@breckon.co.uk

Woodstock

t: 01993 811881 (sales)
t: 01993 810100 (letting)
e: woodstock@breckon.co.uk

Bicester

t: 01869 242423 (sales & letting)
e: bicester@breckon.co.uk

New Homes

t: 01865 261222
e: newhomes@breckon.co.uk

Land Team

t: 01865 558999
e: land@breckon.co.uk

Letting and Property Management

t: 01865 201111
e: lettings@breckon.co.uk

Creative Department

t: 01865 310300
e: creative@breckon.co.uk

Breckon & Breckon

est. 1947