



The Old Dairy
Casemore Farm | Preston Bissett | Buckingham | MK18 4DP

FINE & COUNTRY

THE OLD DAIRY

A superb country home with NO UPWARD CHAIN which offers flexible accommodation and potential for an Annexe. The property comprises entrance hall, cloakroom/WC, dining kitchen, utility room, sitting room, four double bedrooms, two with en-suites, family bathroom, large garaging facility which offers excellent potential for an Annexe, outdoor studio, parking for ten cars and a lovely rear garden.



Accommodation summary

A beautifully presented country home which sits behind electric gates and offers flexible accommodation and potential for an Annexe.

With superb entertaining areas both inside and out, The Old Dairy is available with NO UPWARD CHAIN.

Ground Floor

Upon entering, the hall has a useful cloaks cupboard and access to the cloakroom/WC.

The dining kitchen is of a good size, has ample workspace, an electric Aga, integrated dishwasher, windows to the side and rear, space for a table to seat eight guests, and a door opening out to the side, whilst access is also provided to the utility room.

The sitting room has lovely features to include wood flooring, vaulted ceiling, and exposed beams.

There are windows to two elevations and Bi-fold doors which open out to the sun terrace.

The feature bedroom has wood flooring, built in wardrobe cupboards, windows to each side, Bi-fold doors to one side and access to the en-suite shower room.

The guest bedroom has exposed beams, a window to the side and access to the en-suite shower room.

There are two further double bedrooms, both with lovely outlooks, and one having access to a wonderful mezzanine area above.

There is also a superb bathroom with a tiled floor, freestanding bath, and a separate double shower.





Seller Insight

“ Since 2008, The Old Dairy has been our cherished home, blending contemporary flair with a rustic farmhouse charm. A recent renovation in 2021 breathed new life into the property, featuring revamped bathroom suites, upgraded flooring throughout, and the addition of stylish bi-fold doors. Noteworthy among the enhancements is the Scandinavian Rais fireplace, adding both warmth and elegance. In 2015, sliding electric gates were installed, enhancing privacy and security.”

“Our initial attraction to this property was multifaceted: the breath-taking views, tranquillity, and inherent style, coupled with the potential of the adjacent stable block.”

“Our favourite feature of The Old Dairy is undoubtedly the panoramic views to the east, offering unspoiled views of the sunrise and bathing the rear of the property in glorious midday sunlight. The bi-fold doors seamlessly merge the indoor and outdoor living spaces, with the farmhouse kitchen and its cosy Aga becoming the heart of social gatherings. Beyond, the secluded garden beckons, with the stables offering a space for tinkering or creative pursuits.”

“When it comes to cherished spaces within the home, three areas stand out: the inviting lounge, with its crackling open fire in winter and seamless transition to the garden in summer; the spacious kitchen, where warmth from the Aga mingles with the ambiance of the lounge; and the secure, sizeable, yet manageable garden, where our children have been able to play freely, yet safely over the years.”

“Perfect for hosting gatherings, The Old Dairy boasts a fluid layout where the lounge and kitchen converge around the courtyard, creating an expansive entertainment space. Last year, we hosted an unforgettable soirée with over 50 guests, complete with a ceilidh dance floor marque in the garden, a fully stocked bar in the porch area of the stables, and whimsical village fete games scattered throughout. With ample parking and no stairs to navigate post-celebration, it's the epitome of entertaining ease.”

“Nestled beside a working farm, The Old Dairy enjoys the company of amiable neighbours in a peaceful setting. The nearby village of Steeple Claydon, just 3 miles away, offers convenient amenities for us such as a Co-Op store and a welcoming café. Moreover, the property falls within the catchment area of esteemed educational institutions like Royal Latin Grammar School, Stowe, and Akeley Wood School.”

“We'll undoubtedly miss every facet of our beloved home when the time comes to depart - we've even jokingly mentioned including a buy-back clause in the contract, such is our affection for it! But in all seriousness, this residence holds a special place in our hearts, having been a source of comfort and joy throughout our time here. We'll cherish the memories and bid it a fond farewell with a tinge of sadness.”*

* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.

























Outside

The property also benefits from a large outbuilding that provides excellent garaging but could also create a wonderful Annexe for anybody wanting to live near family whilst enjoying their own space too.

There is also a useful outdoor studio, ideal for anybody wanting to work from home. The gardens are beautifully presented with lovely areas to sit and enjoy private outdoor dining with another large benefit being the parking this home comes with, where there is space for around ten cars.





LOCATION

Preston Bissett is situated around four miles South-West of Buckingham and is conveniently located for the M40 which provides easy access to Birmingham, Oxford, Bicester and London, whilst the local train network provides a commute to Marylebone in under an hour.





Services, Utilities & Property Information

Utilities – Water sourced from local farm supply, Klargester sewerage system, oil fired central heating, electricity supply.

Mobile Phone Coverage -

4G mobile signal is available in the area but we advise you to check with your provider.

Broadband Availability –

Broadband is available with upload and download speeds of 1,000mbps.

Tenure – Freehold

Agents Note: We are advised that there may be a chancel repair liability so any prospective buyers are recommended to discuss with their solicitor the option of an insurance policy to indemnify them of this.

Local Authority

Aylesbury Vale

Council Tax Band: G

Viewing Arrangements

Strictly via the vendors sole agents Fine & Country on Tel Number 07736 937633

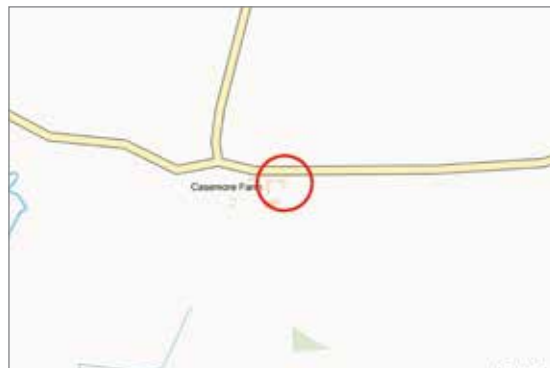
Website

For more information visit F&C Microsite Address - <https://www.fineandcountry.co.uk/banbury-and-buckingham-estate-agents>

Opening Hours

Monday to Friday	9.00 am - 6 pm
Saturday	9.00 am - 5 pm
Sunday	By appointment only

Offers over £900,000





GROSS INTERNAL AREA: 1894 sq ft, 17 m2
 LOW CEILINGS/OPEN TO BELOW: 93 sq ft, 9 m2
 GARAGE & OUTBUILDING: 676 sq ft, 63 m2

OVERALL TOTALS: 2663 sq ft, 89 m2
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Printed 12.04.2024







TERRY ROBINSON PARTNER AGENT

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Terry has been in the estate agency industry since 2002 and has a wealth of knowledge in the property sector. Having left the corporate world to set up his own brand in 2015, Terry has already built up a great reputation with local buyers and sellers. His aim is to deliver the highest levels of service and to make any client feel valued. Terry has sold many properties which had been on the market with other estate agents previously and he puts this down to his attention to detail and his hunger for success.

YOU CAN FOLLOW TERRY ON



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“Having just purchased my new home through Fine and Country I cannot recommend them highly enough. Terry went above and beyond in ensuring a smooth a transaction as possible. Never once did I have a problem in contacting him, even on days off he still took my calls showing what a dedicated agent he is. I love my new home too much to ever consider selling it but I know who I would use if I was ever considering moving again!! Thanks to Fine & Country, especially Terry, I am now living in my dream home!”



FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation – leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

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