



18, GREENFIELD ROAD, STONESFIELD

FLOWERS
ESTATE AGENTS









18, Greenfield Road, Stonesfield, OX29 8EQ

Freehold

- Well proportioned, detached three-bedroom bungalow
- Large reception/dining area with wood burner
- Beautifully maintained wrap around gardens
- Garage with stores and drive way parking
- Light-filled, comfortable and stylish living accommodation
- Modern fitted kitchen
- Situated in the heart of Stonesfield village, bordering the Cotswolds
- EPC D | Council tax band E

Immaculately presented and significantly improved over the existing owner's tenure, this three-bedroom detached bungalow is set within the heart of the popular village of Stonesfield. Unfolding over 1357 Sq.Ft, the property offers a series of stylish, bright and versatile living spaces which are synonymous with modern day living.

A generous entrance hallway immediately creates a sense of space and light and sets the tone for the remainder of the tour. At the front of the plan is the main reception room. Voluminous and inviting, large windows and sliding doors to three aspects create a seamless interaction between the internal and external spaces. A wood burner forms a cosy focal point, whilst the generous proportions offer ample space for comfortable living. The light, neutral palette continues into the well equipped kitchen where a side door offers direct access to the garden. A utility room can be found across the hallway for added convenience.

An impressive dual-aspect principal bedroom occupies the right of the plan and is complete with en-suite washroom and built in wardrobes. Two further double bedrooms are serviced by the modern family bathroom with built in storage cupboard.

The property's beautiful wrap around garden is a standout feature. A peaceful oasis, the current owners have masterfully created a series of zones which are ideal for relaxation or entertaining throughout the seasons. Carefully considered shrubs create privacy and vibrant florals add colour and interest. There is also a garage with two stores and drive way parking for multiple cars.

18 Greenfield Road

Approximate Gross Internal Area = 126.09 sq m / 1357sq ft
(Including Garage)

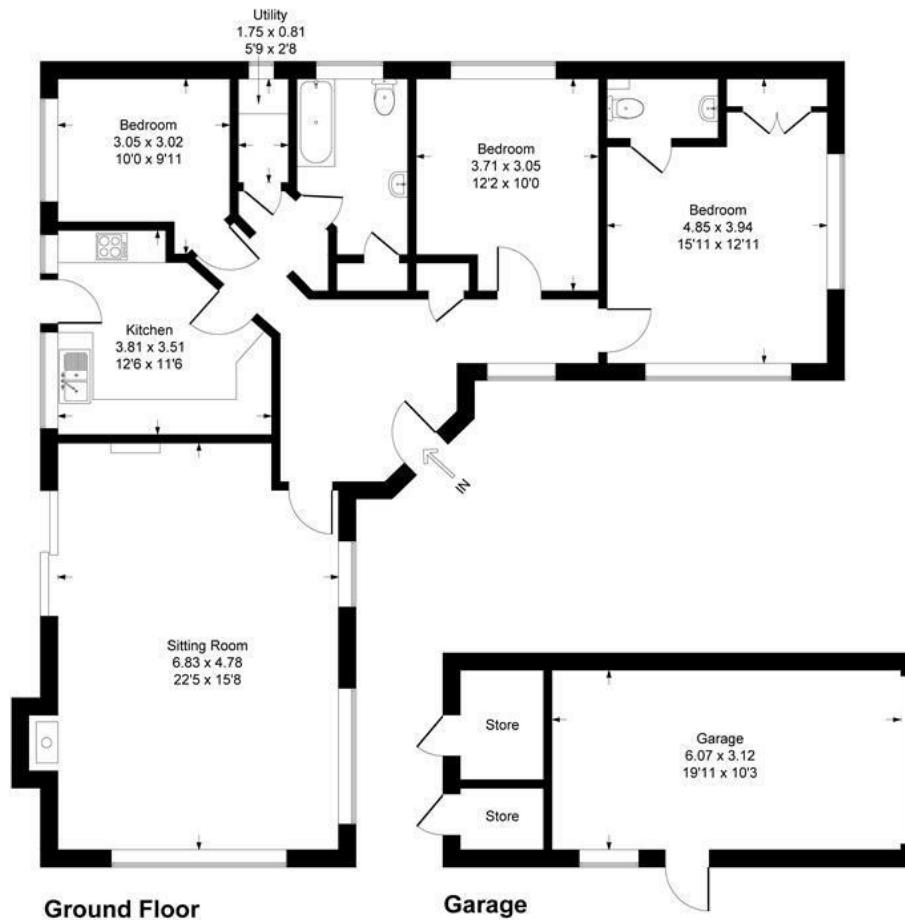


Illustration for identification purpose only, measurements approximate, and not to scale.





Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		81
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Stonesfield

Located a short drive from Woodstock and is set in an Area of Outstanding Natural Beauty near the river Evenlode, surrounded by beautiful countryside and lovely walks. The village has an active local community with a popular primary school and 13th century church, as well as a community owned pub, village shop/Post Office, hair salon, Village Hall, and sports and social club. There is a regular bus service to Woodstock and Oxford, and the M40 is within easy reach. Nearby train stations at Charlbury, Long Hanborough and Oxford Parkway provide access to London Paddington and Marylebone. For further information on Stonesfield village life visit www.stonesfield.info.

Local Authority:

Council Tax Band:

These details are prepared for the convenience of prospective purchasers, and are a general outline for guidance. They do not constitute parts of an offer or contract. All descriptions, dimensions, references to permission for use or occupation, and any other details, are given in good faith and are believed to be correct, but any intending purchaser should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of these details. Photographs contained in these details may have been taken with a wide angle lens.

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