CHARLES BARTLETT
RESIDENTIAL

28 Merchant Crescent

Faringdon, SN7 7EQ

Offers in excess of £310,000

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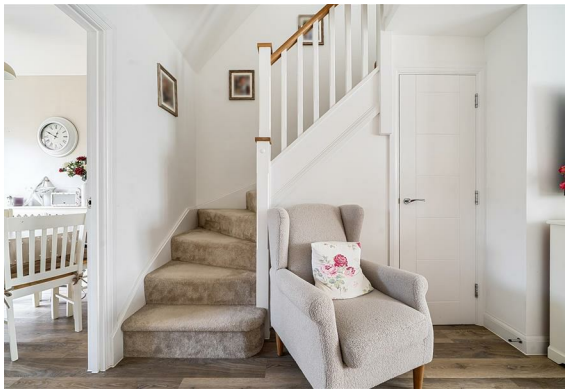
A beautifully presented and deceptively spacious two-bedroom terraced home, situated within a highly sought after development in Faringdon, Oxfordshire.

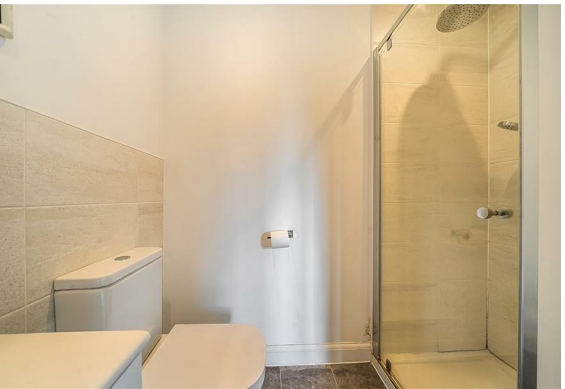
Offering approximately 774 sq ft of accommodation, this attractive property combines a contemporary finish with a practical layout and excellent natural light throughout.

The ground floor offers a welcoming entrance hall leading to a generous living room, which provides a comfortable and versatile space for relaxing and entertaining. To the rear is a bright and spacious open-plan kitchen and dining area, fitted with a range of modern wall and base units, integrated appliances and French doors opening directly onto the rear garden.

A useful downstairs cloakroom completes the ground floor.

Upstairs are two well-proportioned bedrooms. The master bedroom benefits from an ensuite shower room, while the second bedroom is considered a large double room and could also provide an ideal home office or guest bedroom. A further





modern family bathroom completes the first floor.

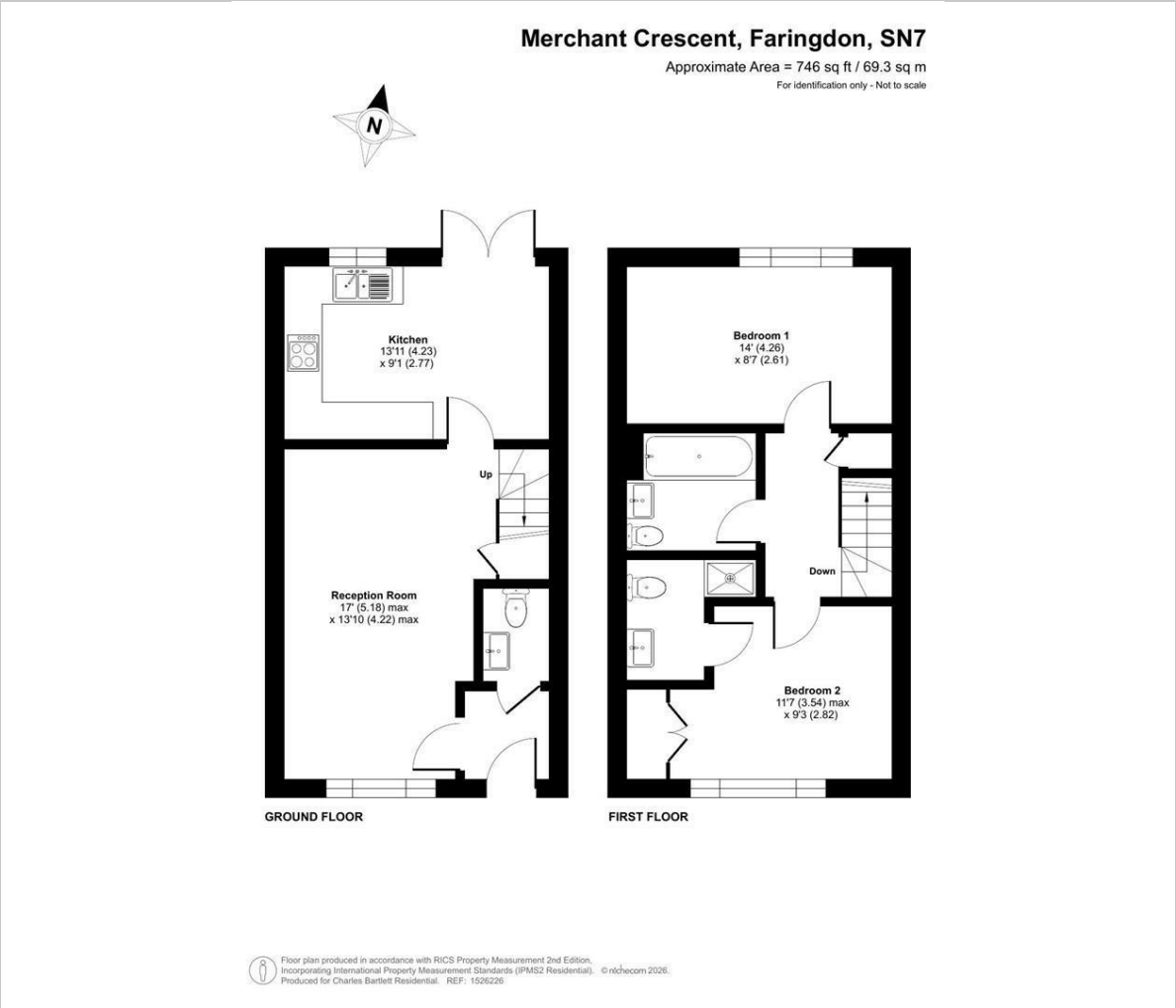
Outside, the property benefits from an enclosed rear garden, with a paved terrace providing an excellent area for outdoor dining and entertaining, together with lawn and established planting. The property also benefits from allocated parking for two vehicles to the front of the property and rear access via a gated walkway.

The property enjoys an attractive outlook to the front, with views towards the surrounding countryside, while being conveniently located for Faringdon's transport links, shops, cafés, restaurants and everyday amenities.

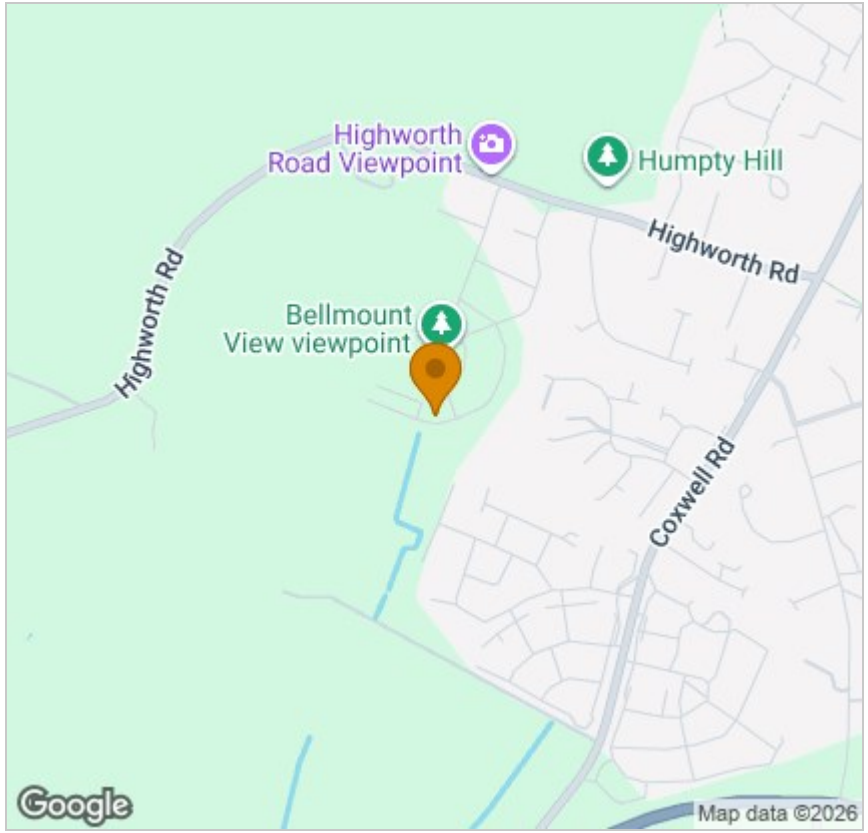
Council tax band C

Viewings highly recommended.

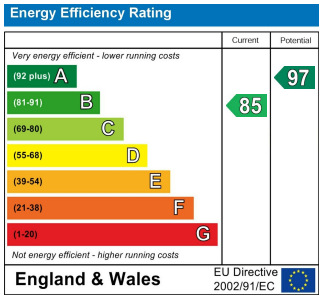
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Charles Bartlett Residential Office on 07939 496551
if you wish to arrange a viewing appointment for this property or require further information.

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