



40 Church View
Freeland, Oxfordshire OX29 8HT

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A detached 5 bedroom home situated in this sought after village. The property is set in large attractive south facing gardens which are well established and private. The living space includes a large hallway, a living/dining room overlooking the rear garden, a sitting room to the front, a good size kitchen/dining room and a downstairs cloakroom. To the first floor there are 5 bedrooms, a bathroom and a shower room. The rear gardens are a lovely feature of the property, and to the front there is a lawn and long driveway with parallel parking for several vehicles.

Material Information - sourced from Ofcom:

All mains are connected. Ultrafast broadband is available. Mobile & Data Signals - outdoor: good for EE, Three & Vodafone.

Freeland is a popular village within easy reach of Witney and Woodstock, with its own primary school, which continues to maintain an excellent reputation, a church and a public house. Long Hanborough is close by, with further facilities including a Co-op store, a doctors' surgery and a train station with direct access to Oxford and Paddington London.

Directions

From Witney town centre proceed along Witan Way to the traffic lights, turning right onto High Street and on to Bridge Street. Proceed straight over the double mini roundabout onto Woodstock Road. Leave Witney on the A4095 passing through the village of North Leigh. Continue on to Freeland and turn right into Wroslyn Road. Proceed towards the centre of the village and take the first left into Church View. The property can be found on the right hand side.

Draft details - may be subject to alterations. 12H26





GROUND FLOOR

Large Entrance Hall

Cloakroom

Sitting Room

Living/Dining Room

Kitchen/Dining Room

Rear Porch

FIRST FLOOR

5 Bedrooms

Shower Room

Bathroom

Double Glazing

Gas Central Heating

OUTSIDE

Garage

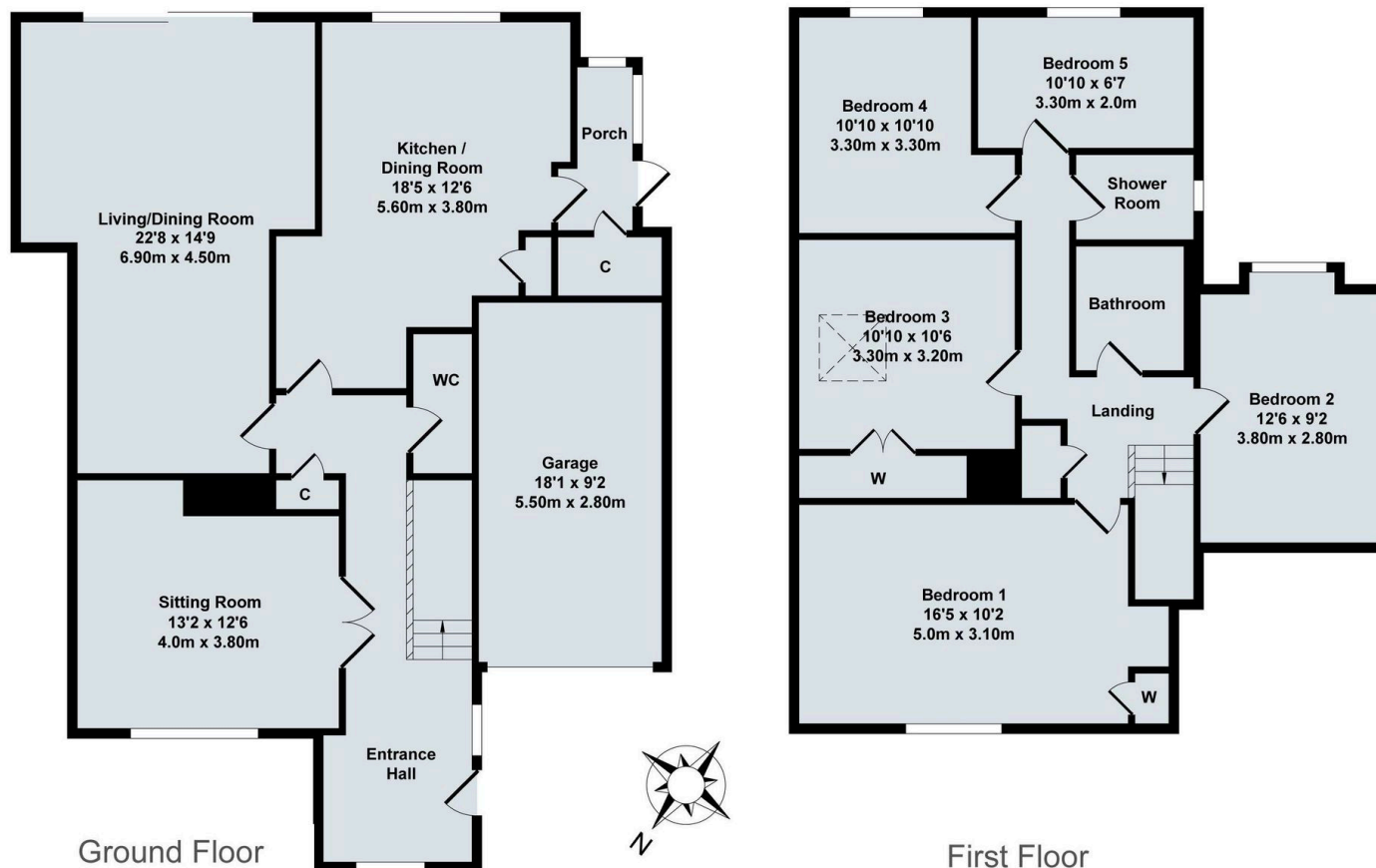
Driveway Parking

Front Garden

Private South Facing Rear Garden



**Offers in Excess of £625,000 Freehold
WODC Tax Band F / EPC Rating: 63/D**



40 Church View, Freeland

Total Approx. Floor Area 1887 Sq.Ft. (175.30 Sq.M.)

All items illustrated on this plan are included in the "Total Approx Floor Area"

Contact:

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