established 200 years

Tayler & Fletcher



The Thatched House Mill Lane

Wigginton, Banbury, OX15 4JT

Guide Price £595,000

3 1 2 F

The Thatched House Mill Lane

Wigginton, Banbury, OX15 4JT

A quintessential semi-detached thatch cottage, located in a quaint village, with far reaching views, just a short drive from Soho Farmhouse.

The accommodation comprises an entrance hall, utility/boot room, cloakroom, sitting room, study, kitchen/dining room, three bedrooms, family bathroom, West facing front garden, driveway.

Location

Wigginton is a picturesque village set in the heart of the Oxfordshire countryside, offering a peaceful rural setting with beautiful surrounding countryside and scenic walks on the doorstep.

The nearby market towns of Banbury (7 miles) and Chipping Norton (7 miles) provide a good range of amenities, including supermarkets, independent shops, cafés, restaurants and leisure facilities. Banbury railway station is approximately 8 miles away, with regular services to London Marylebone taking around 80 minutes. The village is also conveniently located just 5 miles from Soho Farmhouse.

Ground Floor

The front door opens into a spacious entrance hall, which incorporates a cloakroom. Steps lead down to the generous, rectangular sitting room, centred around an impressive inglenook fireplace with a wood-burning stove. The entrance hall also provides access to a snug, which could alternatively be used as an occasional dining room, featuring a further inglenook fireplace. This room leads through to the spacious, light-filled open-plan kitchen and dining room. The kitchen is well equipped with a range of wall and base units, a traditional butler sink, an oven and hob, and plumbing for a dishwasher. Double doors open directly onto a private paved terrace. Off the dining area, the separate utility/boot room provides plumbing for a washing machine, room for a tumble dryer, and a stable door leading out to the front garden.

Second Floor

Stairs rise from the entrance hall to the first floor, where the principal bedroom benefits from a range of fitted wardrobes. There is a further double bedroom, together with a single bedroom which would also make an ideal home office. The accommodation is completed by a family bathroom, fitted with a separate bath and shower cubicle.

Outside

The property is approached via a private shared driveway, owned by The Thatched Cottage, which provides parking for two vehicles. The front garden enjoys a westerly aspect and is mainly laid to lawn with a private paved terrace and a garden shed. The garden also benefits from lovely far-reaching views across the surrounding fields.

Services

Mains electricity, water and drainage are connected. Oil fired central heating.













Local Authority
Cherwell District Council
39 Castle Quay
Banbury
OX16 5FD
Tele: 01295 227001

Council Tax
Band F - 2026/2027 £3,605.65

Agents Note
The selling agents hold a quotation for the remedial works required to the thatched roof.

What3Words
///pausing.sensibly.intent

Tenure
This property is Freehold.

Fixtures and Fittings
Only those specifically mentioned within the sale particulars are included in the sale. Please note that we have not tested the equipment, appliances and services in this property. Interested applicants are advised to commission the appropriate investigations before formulating their offer to purchase.

Viewing
Viewing is strictly via the Sole Agents Tayler and Fletcher and prospective purchasers should satisfy themselves as to the accuracy of any particular point of interest before journeying to view.



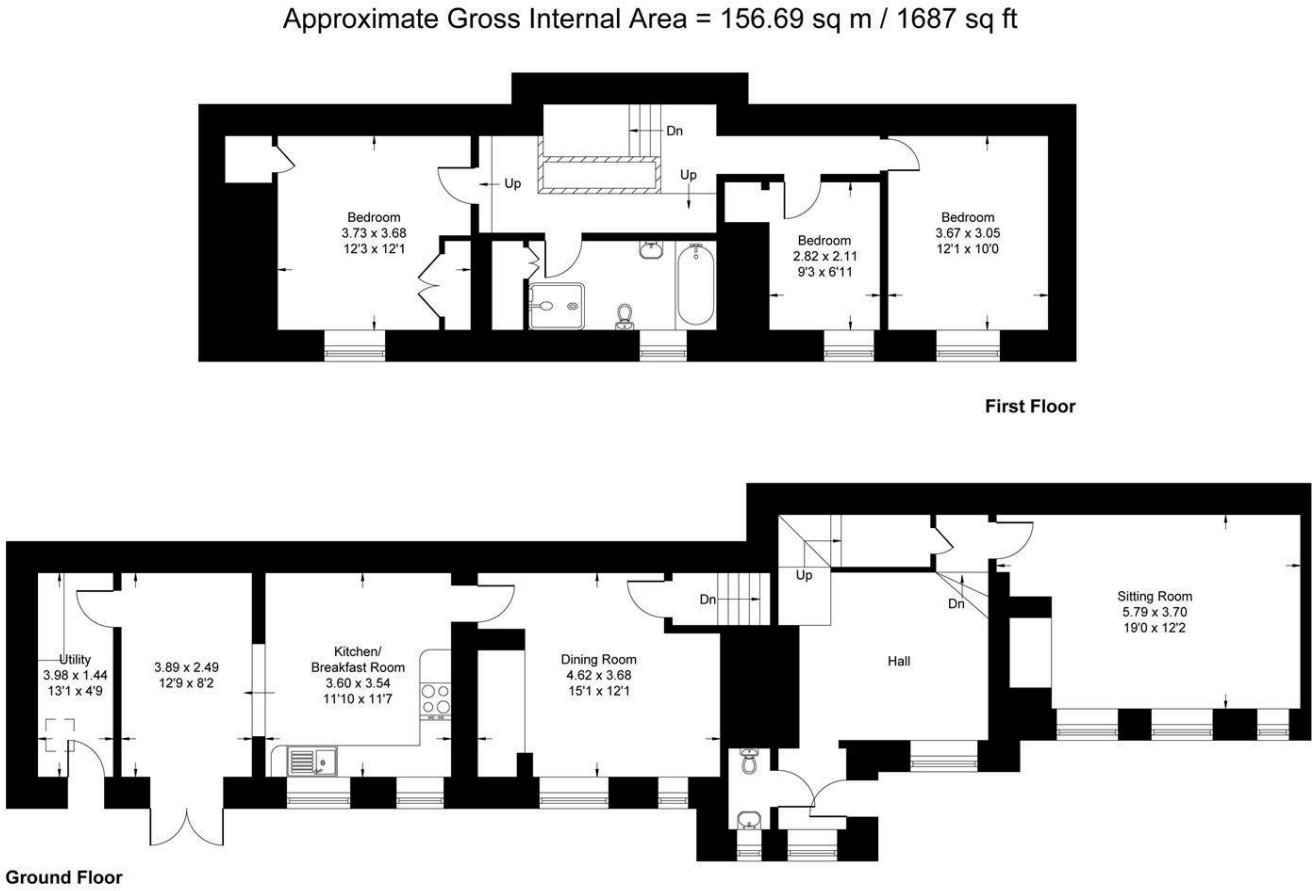








Floor Plan



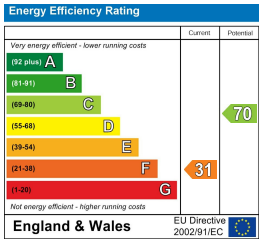
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Area Map



Viewing

Please contact our Chipping Norton Sales Office on 01608 644344
if you wish to arrange a viewing appointment for this property or require further information.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Finsbury House, New Street, Chipping Norton, Oxfordshire, OX7 5LS
Tel: 01608 644344 Email: cnorton@taylerandfletcher.co.uk https://www.taylerandfletcher.co.uk