

# CHAPEL COTTAGE

BAMPTON ROAD, BLACK BOURTON OX18 2PD

# Chapel Cottage

Bampton Road, Black Bourton OX18 2PD

Nicely positioned on the edge of the thriving village of Black Bourton this attractive, 18c stone built property offers an abundance of characterful features including medium size garden, including water features, fields beyond and ample two car garage. The village is within easy reach of the Cotswold town of Burford and the bustling market town of Bampton with its array of eateries, shops and recreational amenities. Timber doors, exposed beams, wood burning stove, and stonework are just a few of the period features this wonderful family home has to offer.

Externally, the delightful south facing garden is mainly to the front and planted with a host of mature plants, trees and lawn. The patio area is a wonderful spot for some alfresco entertaining and the whole affords good privacy from stone walls and a Yew hedge. In addition a useful outbuilding and two-car garage. A charming period home offering the opportunity to enjoy village living at its very best.



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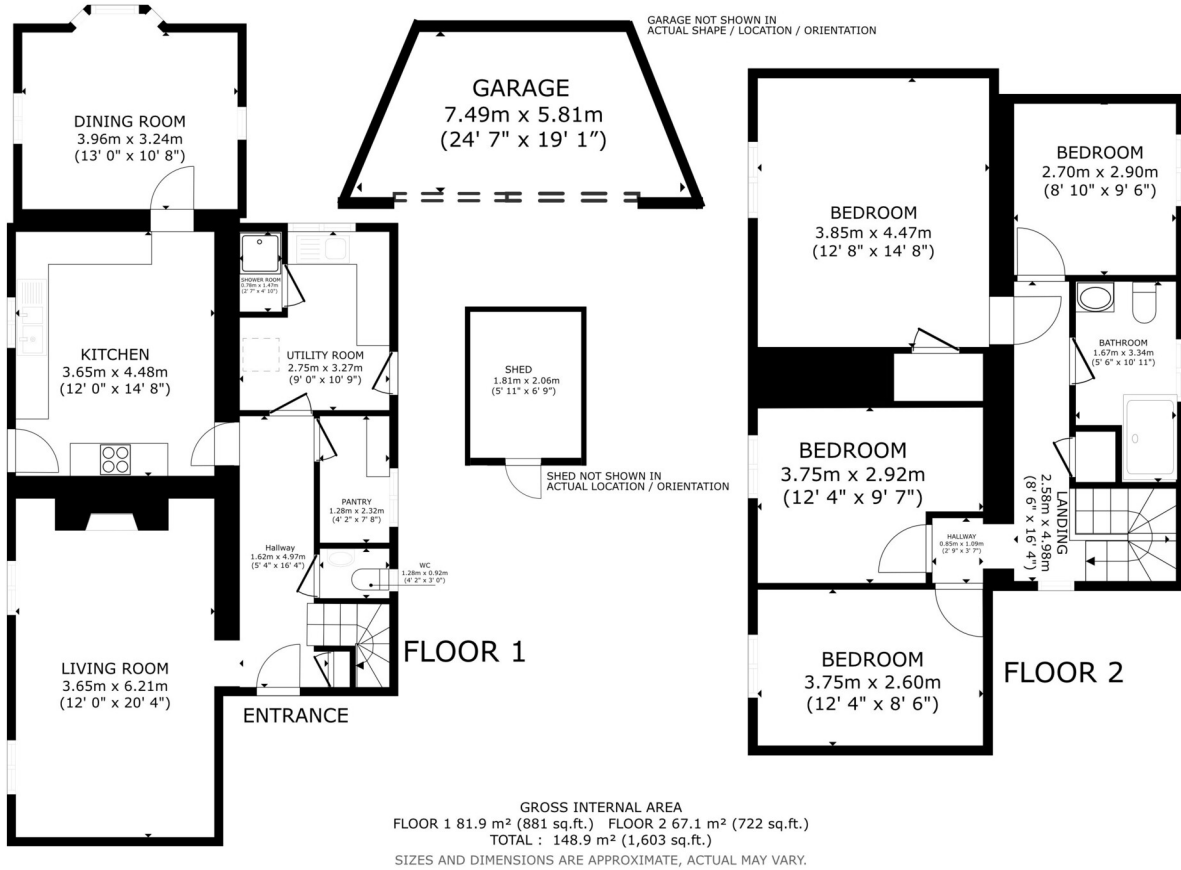
Enclosed

## GUIDE PRICE

**£725,000**







**Council Tax:**  
Band F - £3,359.06

**Parking:**  
2-car garage

**Local Authority:**  
West Oxfordshire District Council



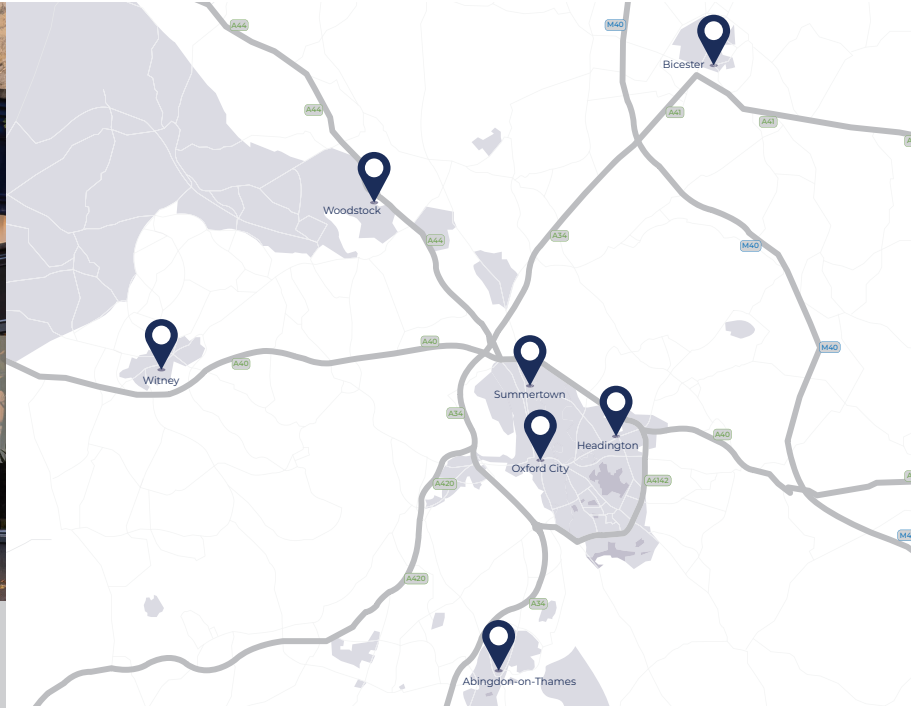
# LOCATION COMMENT

*Black Bourton is a small village about eight miles to the south west of Witney. It has a 12c Norman church which serves as an active community facility and home to many village events, vis Film and gardening clubs, coffee mornings and concerts. The Vines public house, a recreational park with tennis court and village hall shared with the neighbouring village of Alvescot. The larger village of Bampton is less than 5 minutes away and has a good range shops and other amenities including a medical practice. Primary and secondary schools nearby include; Alvescot, Bampton and Clanfield primary schools whilst secondary schools include Burford School and Cokethorpe School near Witney. There is also Hatherop Castle and St Hugh's towards Faringdon.*



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