



24 Wheatsheaf Crescent

Bampton, Oxfordshire OX18 2FJ

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An exceptional 4 bedroom detached family property, situated in the highly desirable and historic village of Bampton, West Oxfordshire. Offering an impressive 1700 sq ft of attractive living space, this appealing home provides the perfect balance of modern comfort. The ground floor welcomes you with a spacious entrance hallway, leading to a bright well-proportioned living room, the heart of the home features a generous kitchen and dining area designed for both family meals and hosting guests, with direct access to the private rear garden. Additional ground-floor space includes a good size study, a separate utility room, and a cloakroom. Upstairs the property features four double bedrooms offering excellent space for a growing family. The master suite benefits from a walk-in wardrobe, and an ensuite - with a bath and a large separate shower cubicle, in addition there is a second ensuite to bedroom 2, while the remaining bedrooms are served by the family bathroom. Outside, the property enjoys a very large stunning private rear garden with maturing trees and shrubs, and includes a large patio space perfect for alfresco dining, together with plenty of space for adding vegetable plots and further storage if desired. To the front, a private driveway provides ample parking and leads to the detached double width garage. There is also a EV charger (PodPoint).

Situated on the peaceful Wheatsheaf Crescent, this home benefits from a quiet residential setting while remaining within easy walking distance of Bampton's vibrant village centre. Known famously as a filming location for Downton Abbey, Bampton offers a rich array of local amenities, including traditional pubs, independent shops, a primary school, and a doctor's surgery. The town provides excellent transport links into Witney, Oxford, and Faringdon, making it an ideal choice for commuters seeking a countryside lifestyle.

Material Information - sourced via Ofcom:
All mains are connected. Ultrafast broadband is available. Mobile & Data Signals - outdoor: good for EE, O2, Three & Vodafone.

Directions
From Witney proceed along Corn Street, taking the second exit onto Curbridge Road. Proceed straight over the next roundabout, following the A4095 through Curbridge. Turn left at the T-junction towards Bampton. On entering Bampton turn immediately left into New Road, then left into Shingleton Way, then right and then immediately left into Woodley Drive, then third left into Wheatsheaf Crescent. The property is found on the left hand side.

Draft details - may be subject to alterations. 28H26





GROUND FLOOR

Entrance Hall

Cloakroom

Study

Living Room

Kitchen/Dining Room

Utility Room

FIRST FLOOR

4 Bedrooms

Walk-In Wardrobe To Bedroom 1

2 Ensuites

Family Bathroom

OUTSIDE

Double Width Garage

Ample Driveway Parking

Front Garden

Private Rear Garden

EV Charger

Price £725,000 Freehold

Current (2026) Annual Estate Charge £360

Council Band F / EPC Rating: 86/B

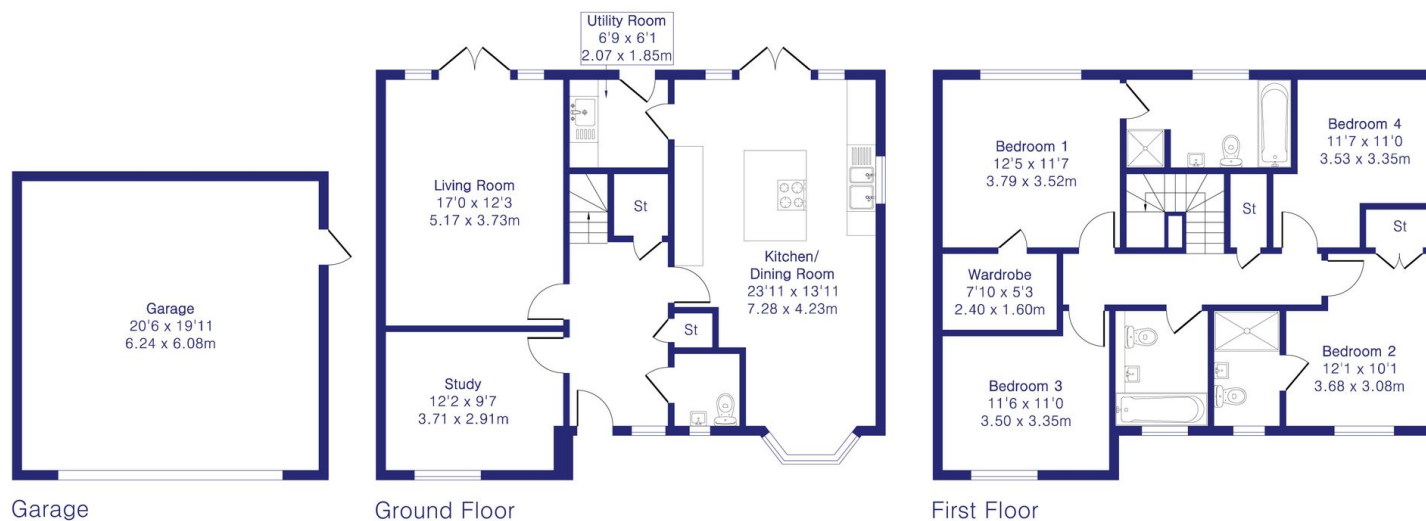


**Approximate Gross Internal Area 1694 sq ft - 157 sq m
(Excluding Garage)**

Ground Floor Area 853 sq ft – 79 sq m

First Floor Area 841 sq ft – 78 sq m

Garage Area 408 sq ft – 38 sq m



Contact:

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