



Latimer House Kingston Road, Frilford OX13 5NX



Latimer House

Attractive open views feature with this highly individual and substantial four-bedroom detached home family home, enviably positioned within the prestigious Kingston Road Frilford, offering well presented and generously proportioned accommodation, combined with a double garage and large attractive southerly facing gardens extending to 1/4 of an acre, sold with no ongoing chain.

Frilford is a small sought-after hamlet famous for its close proximity to the prestigious three course golf club. Millets Farm is nearby offering a farm shop, café, craft gallery and garden centre. There are several excellent pubs and restaurants in the area including The Merry Miller and The White Hart in Fyfield. Highly regarded schools in the area include, Abingdon School, Abingdon Preparatory School (only a short walk away), Radley College, Chandlings and St Hugh's. There is a quick route onto the A420 and A34 leading to many important destinations north and south.

Bedrooms: 4

Bathrooms: 2

Reception Rooms: 3

Council Tax Band: G

Tenure: Freehold

EPC: C





Key Features

- Enclosed entrance porch leading to inviting entrance hall with cloakroom off
- Stunning 27' x 17' triple aspect living room, featuring a striking open stone fireplace and double doors opening directly onto the attractive southerly facing rear gardens
- Internal bi-folding doors leading into a spacious separate dining room with further set of double doors leading onto the rear gardens
- Well equipped kitchen complemented by matching separate utility room
- Flexible study/family room benefiting from vaulted ceiling and further set of doors opening onto the gardens
- Generous 17' x 16' principal bedroom enjoying delightful views across the gardens and beyond, fitted with a range of bedroom furniture and en-suite shower room
- Three further well proportioned double bedrooms all served by a family bathroom fitted with white suite
- Double glazed windows, oil fired radiator central heating and the property is sold with no ongoing chain
- Front gardens provide ample hard standing parking for several vehicles leading to the double garage
- Southerly facing rear gardens (total plot extending to approximately 1/4 of an acre) incorporating a large full width patio and extensive lawn - the whole enclosed by trees, shrubbery and fencing
- Generous gardens offer excellent potential to substantially extend the existing accommodation









BRITISH
PROPERTY
AWARDS
2024

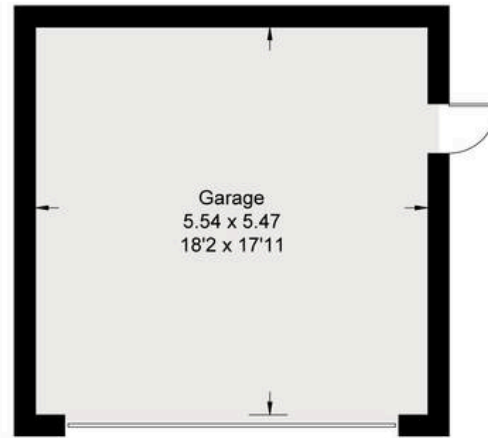
GOLD WINNER

ESTATE AGENT
IN ABINGDON

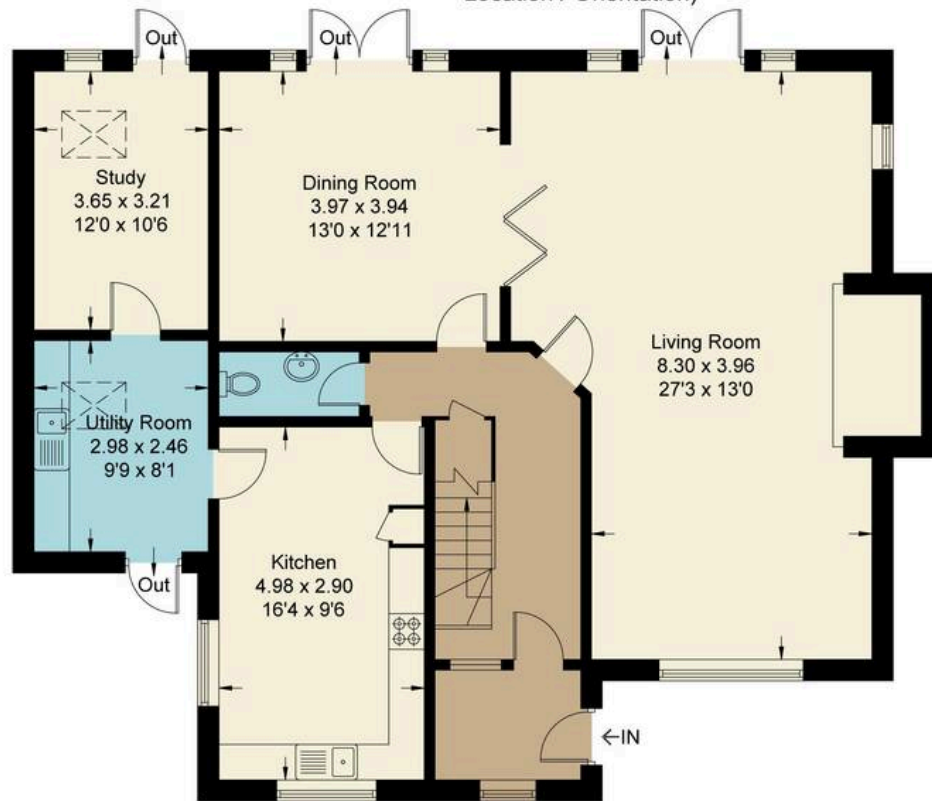


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(Not Shown In Actual
Location / Orientation)



Ground Floor

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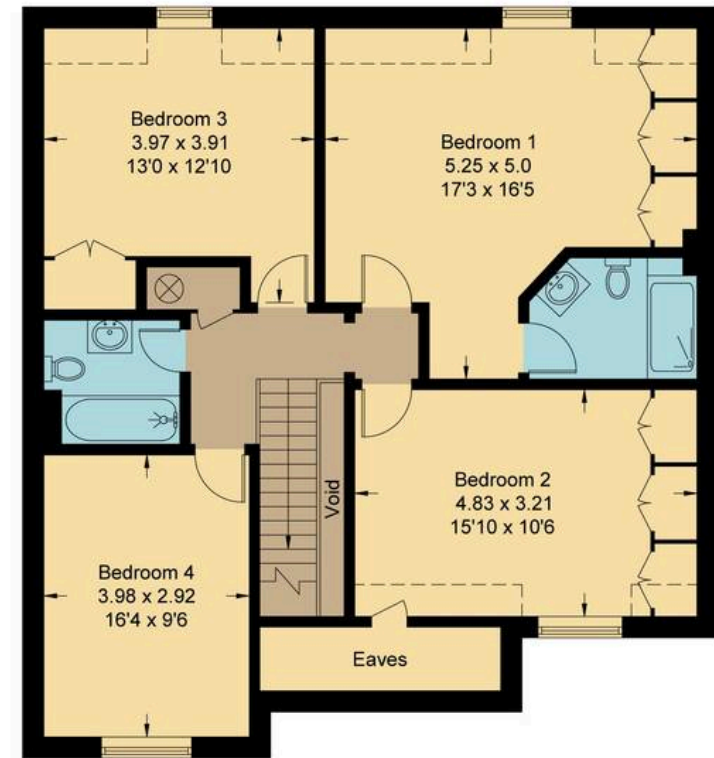
Approximate Gross Internal Area = 189.50 sq m / 2040 sq ft

Garage = 30.30 sq m / 326 sq ft

Total = 219.80 sq m / 2366 sq ft

For identification only - Not to scale

= Restricted Head Height



First Floor



5 Ock Street, Abingdon,
Oxfordshire, OX14 5AL

T: 01235 553686

E: abingdon@hodsons.co.uk

www.hodsons.co.uk