



40, CHURCH VIEW, FREELAND

FLOWERS 
ESTATE AGENTS









40, Church View, Freeland, OX29 8HT

Freehold

- Detached five-bedroom home
- Potential to reconfigure and enhance further
- Beautiful south-facing rear garden and large frontage
- Positioned on a quiet residential road
- Council tax band F
- Highly sought after village location
- Flexible layout with generous ground floor living accommodation
- Driveway parking for several vehicles plus garage
- EPC grade D

Situated in the popular village of Freeland, this substantial detached five-bedroom homes offers generous and versatile accommodation, complemented by its large, private south-facing rear garden.

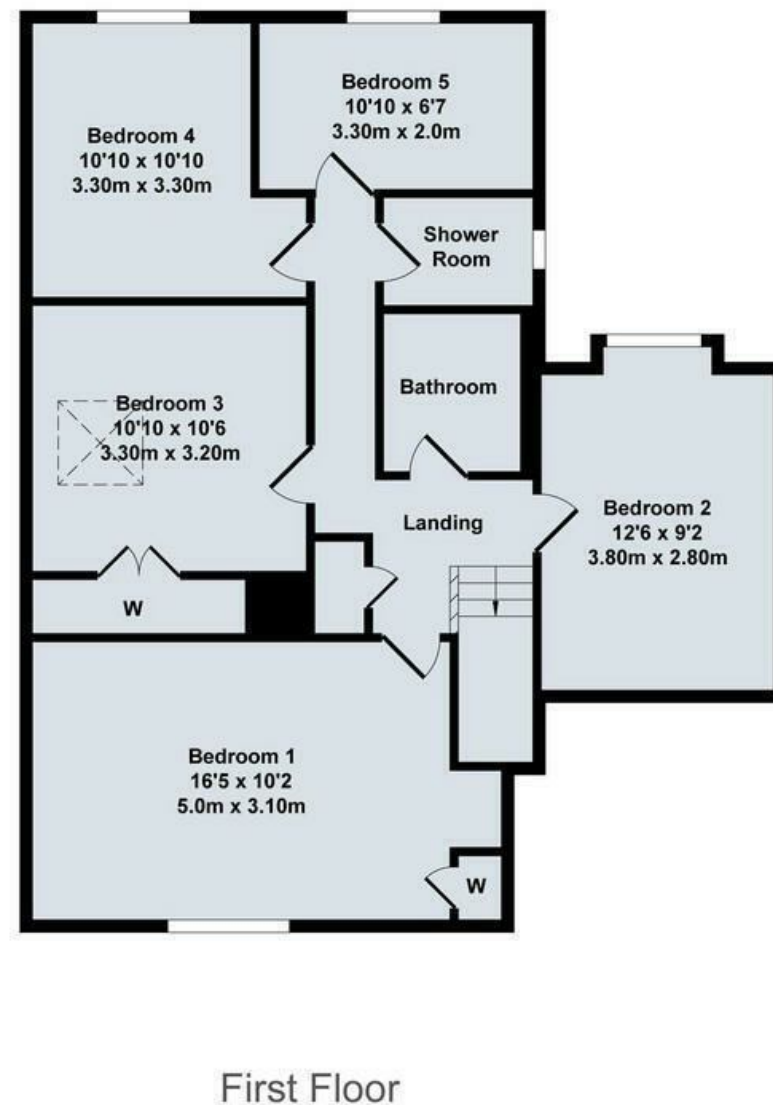
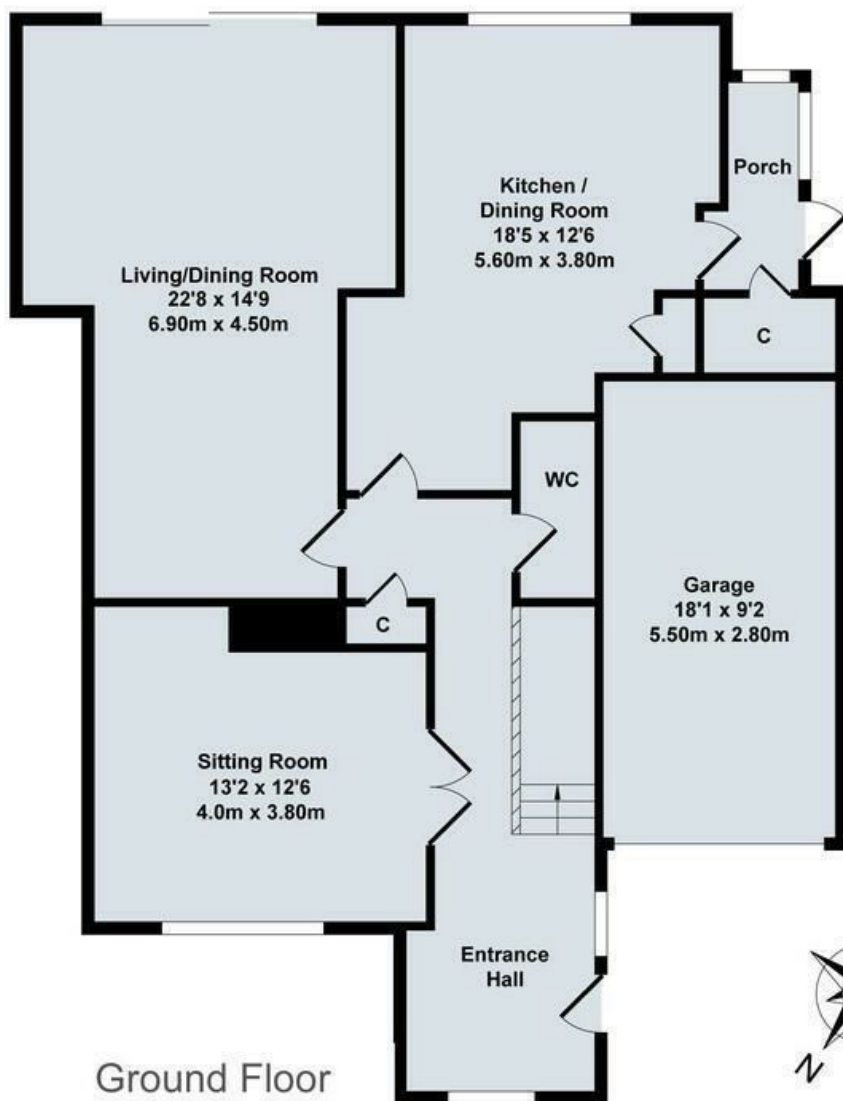
The ground floor provides a flexible layout, ideal for modern family living. A spacious living/dining room offers an excellent space for entertaining whilst the separate reception room to the front of the plan provides further versatility. The kitchen/breakfast room is well appointed, offering space for informal dining. A handy downstairs W.C. completes the ground floor plan.

Upstairs there are five bedrooms, providing excellent flexibility for families, guests or those needing to work from home. The bedrooms are serviced by both a family bathroom and separate shower room, making the accommodation particularly practical for a larger household.

One of the property's standout features is the large, private south-facing rear garden as well as the generous front garden. There is driveway parking available for several vehicles in addition to a garage.

Offering excellent proportions, versatile accommodation and generous outside space, this is an appealing family home with scope to personalise and make it your own.





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"





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The village of Freeland is conveniently located within easy reach of the A40 which runs between Oxford and the market town of Witney, so is well located for commuters and shoppers alike. It is a short drive or cycle ride from the train station in the neighbouring village of Long Hanborough which provides links to Oxford and London. Freeland has a popular primary school and lies within the catchment area for the well-respected Bartholomew secondary school in Eynsham. It has a village hall and a local pub, The Oxfordshire Yeoman, and a further choice of pubs can be found in Long Hanborough along with a large Co-op store.

Local Authority:
Council Tax Band:

CONTACT

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