



CHURCH COTTAGE

NORTHMOOR OX29 5SX



Church Cottage

Northmoor OX29 5SX

Properties of this nature rarely come to the market in such a desirable location, and this charming family home is a delight both inside and out. Nestled in the heart of this sought-after village, Church Cottage is a quintessential 19th-century home, beautifully presented and full of character, effortlessly blending historic charm with modern comfort. Period features include exposed beams, a mix of tiled and flagstone flooring, and an impressive inglenook fireplace with a dual-facing stove, all of which enhance its appeal and create a truly unique living environment.

The truly delightful garden is home to a host of mature plants, trees and lawn with a south facing gravel terrace providing a wonderful spot for some alfresco entertaining. A unique property offering 1,669 sq ft of versatile living space in an exceptionally peaceful location yet just a short drive to the bustling market town of Witney.

GUIDE PRICE

£800,000



4



3



2



Delightful





Church Cottage Northmoor OX29 5SX

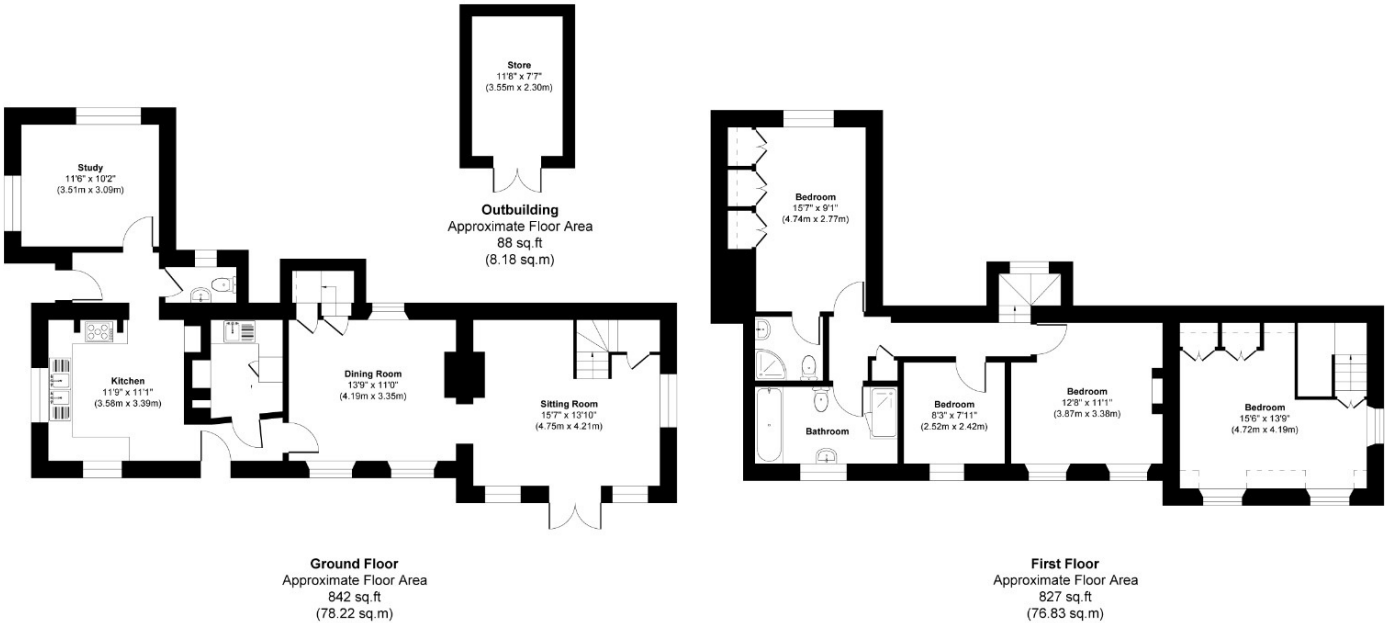
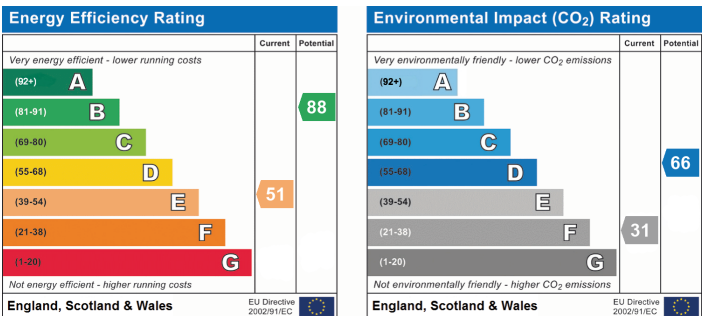


Illustration for identification purpose only, measurements are approximate, not to scale.

Council Tax:
Band F - £3,215

Parking:
Off-street parking

Local Authority:
Oxford City Council



LOCATION

Lying approximately 6 miles south-west of Oxford and 5 miles south-east of Witney, Northmoor is a charming village offering the perfect blend of rural tranquillity and accessibility. It enjoys a vibrant community with a highly regarded village pub, The Red Lion, and Church of St Denys, and village hall, which hosts a wide variety of activities and events. Northmoor forms part of the Upper Thames valley, which has been designated an Environmentally Sensitive Conservation Area. Good rail links are available in nearby Oxford, which provides a direct service to London Paddington or Oxford Parkway with a direct London Marylebone link. Easy access to the A40 and A34 road networks ensure effortless travel across the county. Northmoor enjoys close proximity to excellent schooling. The exclusive Estelle Manor and Soho Farmhouse together with the renowned Daylesford Organic Farm Shop are all within easy reach.



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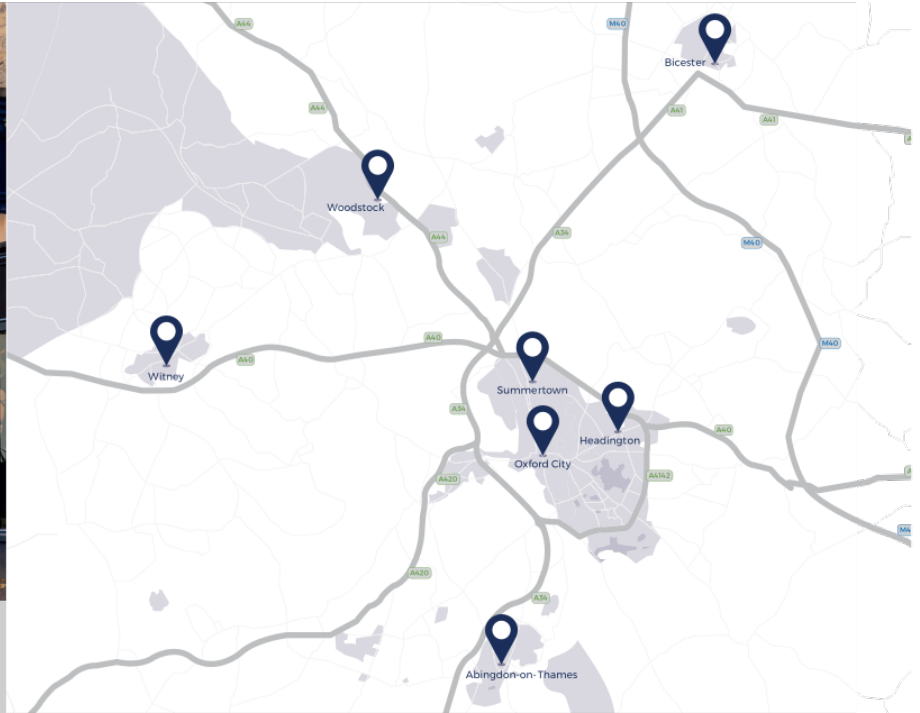
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