

west  
THE PROPERTY CONSULTANCY



TO LET

Hill House, 16 Westfield Road, Wheatley, Oxfordshire, OX33 1NG

£5,500 PCM

- Substantial Detached Village House AVAILABLE 12.06.2026
- 3 Reception rooms
- Electric gated entrance
- Secluded 0.22 acre landscaped gardens
- Central Oxford c. 6.0 miles
- Peaceful edge of Oxford village location
- 5 Bedrooms served by 4 bath / shower rooms
- Double garage & extensive driveway parking
- Village shop, Supermarket, Coffee shops
- Haddenham Station c. 5.9 miles / M40 c.2.1 miles

#### WHEATLEY

Central Oxford c. 6.0 miles, A40 c. 0.5 miles, Haddenham Station c. 5.9 miles

Set in what is essentially a quiet country village lane in the popular well served Wheatley on the edge of internationally renowned Oxford, This substantial detached house offers very versatile accommodation with well proportioned rooms throughout, arranged over three floors. At the heart of which is a sophisticated 'social' kitchen space opening on to private gardens, 3 reception rooms of considerable proportions, laundry, The first floor offers 4 bedrooms including a master suite with a well appointed en-suite facility. All 4 bath / shower rooms are of high quality, There are 5 double bedrooms overall. The lower ground floor could be used as an annexe / for multi generational living but otherwise it provides substantial entertaining space and high quality guest accommodation. Outside there are private 0.22 acre gardens with an expansive driveway access, formal lawned areas and terraces all of which offers absolute privacy. Double garage.

## THE PROPERTY

IN A TRANQUIL, PRIVATE & VERY WELL CONNECTED LOCATION - A SUBSTANTIAL HIGH QUALITY DETACHED HOUSE SET IN PRIVATE GROUNDS

#### 16 Westfield Road Wheatley Oxfordshire OX33 1NG

Approximate Gross Internal Area  
Main House = 389.37 sq. m / 4191 sq. ft  
Garage = 27.72 sq. m / 298 sq. ft  
Total = 417.09 sq. m / 4489 sq. ft



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

## SITUATION

Contact: Gavin West  
(t) 01865 510000 (e) [gavin@west-tpc.co.uk](mailto:gavin@west-tpc.co.uk)

## Directions

Take the A40 east out of Oxford towards M40 / London and leave the dual carriageway signposted Wheatley. Turn right at the T junction and follow the road around to the right back over the dual carriageway and at the roundabout proceed straight over and at the bottom junction opposite the estate agents office turn right and then take the next right into Westfield Road and proceed down and jaust past the very attractive walled period house on the left, turn right and proceed up a small inclining lane and No.16 Westfield Road will be found on your right behind an automatic five bar gate.. WHAT3WORDS Co-ordinate:

///edge.december.estimates

216 Banbury Road, Oxfordshire, OX2 7BY

Tel: 01865 510000 Email: [oxford@west-tpc.co.uk](mailto:oxford@west-tpc.co.uk) <https://www.west-tpc.co.uk>