White Road, East Hendred, OX12 8JG

£1,095,000 Freehold

THOMAS MERRIFIELD
SALES LETTINGS

Dior

The Property

A striking individual detached house offering stylish and beautifully appointed accommodation set in a generous mature plot within this highly regarded downland village.

Orchard House has been the subject of a complete renovation, reconfiguration and enlargement over the last five years to provide generously proportioned, free flowing accommodation finished to an exceptional standard. The property features large reception spaces, bespoke kitchen, statement bathrooms and high-quality floor finishes; all presented and decorated to create a truly unique home of character.

The refurbishment and extension included stripping the original building back to a bare shell before undertaking a full program of works, including re-plumbing, re-wiring, the installation of a new central heating system and the replacement of all windows and doors with colour matched double glazed units before plastering and refinishing the interior and exterior of the property.

The house is approached via electric entrance gates which lead to a sweeping gravel driveway flanked by a generous front lawn. At the rear there is a landscaped and very private garden, including an impressive outdoor kitchen.

Key Features

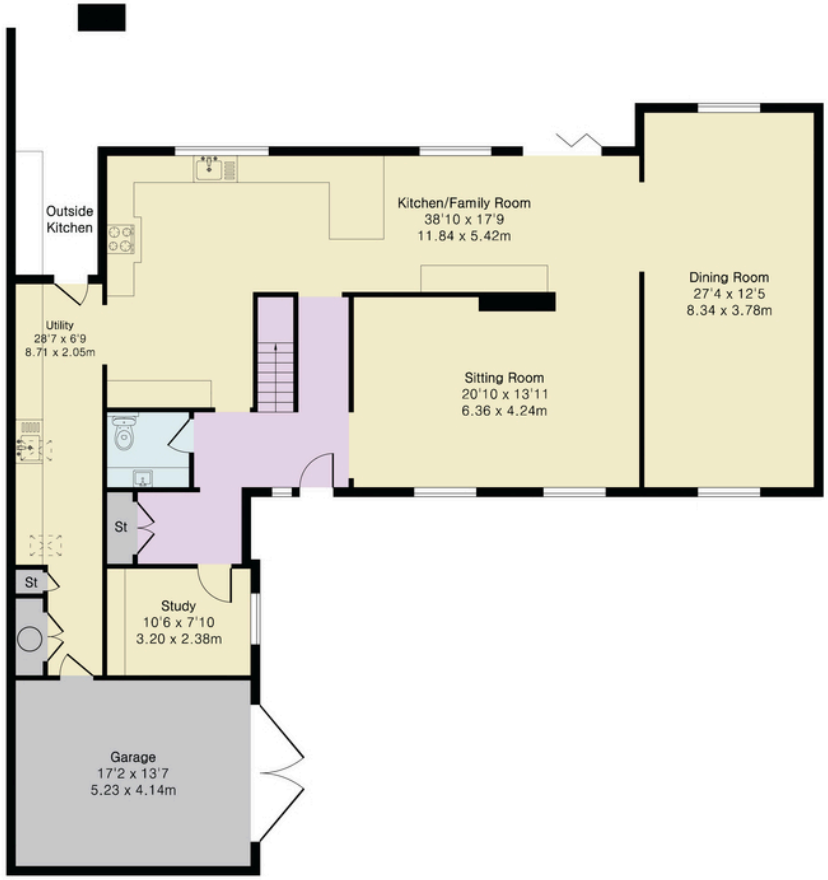
- 4 double bedrooms
- Stylish and beautifully presented accommodation
- En-suites to principal bedroom and bedroom 2
- Bespoke kitchen with granite work surfaces and integral appliances
- High specification and contemporary sanitary fittings to bathroom and en-suites
- Impressive entrance hall with marble flooring
- Garage
- Private landscaped garden
- Outdoor kitchen
- Council Tax Band: G EPC Rating: C

The Location

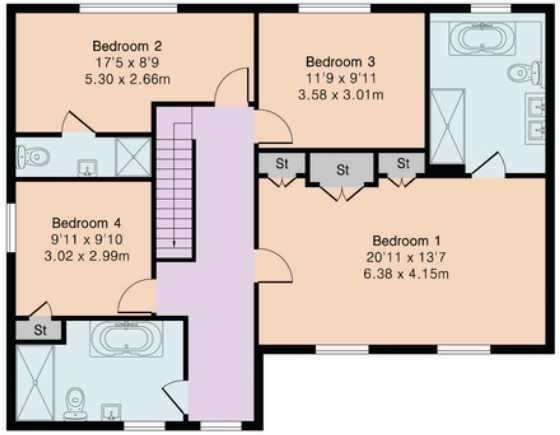
East Hendred is a much sought after Downland village with many examples of traditional period and individual properties. Facilities within the village include a general store and post office, two village Inns and two primary schools (C of E and Catholic). The historic market town of Wantage is just four miles distant, whilst Didcot offers an excellent range of facilities together with a fast connection to London Paddington in 40 minutes is a similar distance away. Fast road connections to both Oxford and the M4 to the north, Newbury and the M4 to the South can be accessed at either the Milton or Chilton interchanges of the A34.

Some material information to note: Gas central heating. Mains water, electricity, and drainage. The property has private driveway parking. Ofcom checker indicates standard to ultrafast broadband is available. Ofcom checker indicates mobile availability and data voice calls could be compromised with some major providers. The government portal generally highlights this as an unlikely/very low risk address for flooding. Details of any covenants or easements are available on request from the estate agent.

Approximate Gross Internal Area 2890 sq ft - 269 sq m
(Including Garage)
Ground Floor Area 1857 sq ft – 173 sq m
First Floor Area 1033 sq ft – 96 sq m



Ground Floor



First Floor

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