

PerryBishop

PROPERTY MADE PERSONAL

Hill View, Uffington, Faringdon, SN7 7RZ



Extended semi-detached house • Four well proportioned bedrooms • Dual aspect sitting room • Re-fitted kitchen/dining room • Large utility room • Separate office • Spacious rear garden • Driveway parking • EPC D



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Key Features



4
Bedrooms



1
Bathroom



3
Receptions

About the property

This fabulous, extended, four bedroom family home has been updated and well cared for by the current owners, creating a home that is ready to move straight into.

The welcoming entrance porch leads to the main hallway, which is flanked either side by reception rooms. To the right is the dual aspect sitting room which features a fireplace with open fire and has French doors that lead to the rear garden. To the left is the spacious dining room that is open to the kitchen. Fitted with a great range of modern units, with granite work surfaces, the kitchen benefits from a rangemaster stove and provides access to the rear hallway. Off the rear hallway is the handy utility room, which provides further space for appliances and gives access to the home office.

On the first floor, the bedrooms are all bright and airy. The master bedroom is dual aspect with inbuilt wardrobes. Two of the rooms feature inbuilt storage and all rooms are serviced by the family bathroom which is fitted with a white suite.

Externally, there is a nice garden to the front of the house with driveway parking to the side for a couple of vehicles. A side gate provides access

to the enclosed rear garden. This spacious area is mainly laid to lawn with a patio area and a hardstanding for a shed and summer house.

Broadband and Mobile Coverage

For an indication of specific broadband and mobile speed and supply or coverage in the area we recommend the Broadband and mobile coverage checker – Ofcom.

Amenities

The village of Uffington lies on the edge of the Vale of the White Horse, just north of the Berkshire Downs. Overlooking the village is the famous White Horse, a marvellous chalk figure which was cut into the hillside 3,000 years ago. The village has a fine church, known as the Cathedral of the Vale, and an excellent museum, shop and Post Office, pre-school, primary school, traditional public house, community hall and sports ground as well as a host of community clubs and organisations. Further information on village activities can be found on the village website www.uffington.net

More comprehensive facilities are available at the nearby towns of Wantage (c. 7 miles); Faringdon (7.5 miles); Didcot to the east (c.15.4 miles), which has a mainline train service to London Paddington (c. 45 minutes); Abingdon (c.15.2 miles); Oxford (M40) (c. 20 miles); and Swindon (M4) (c. 12.4 miles).

Uffington has literary connections too. John Betjeman, Poet Laureate, lived in the village and Thomas Hughes, author of Tom Brown's Schooldays, was born at Uffington Vicarage. Several of Hughes' books are based on local people and places; the museum is actually housed in the school featured in his most famous work.

Directions

From Faringdon, take the A420 from the Park Road roundabout in the direction of Swindon and turn left where signposted to Fernham and Uffington.

On reaching the village of Fernham, at the T-junction bear left and follow the road past the village church, taking a right hand turning as





you leave the speed limit, in the direction of Uffington.

Once in the village of Uffington, at the T-junction take a left hand turn, passing the village school on the left and rounding the bend into Broad Street. Turn right into the High Street and then the next left into Chapel Lane. Turn right into Hill View and the property can be found in the left corner.

What3Words: ///:gears.reliving.impulsive

Services & Tenure

The tenure is Freehold. Mains water, drainage and electricity are connected. There is an oil-fired heating system to radiators.

Local Authority

Vale Of The White Horse District Council

Council Tax Band D

Our reference

FAR/LH/MS/11062024

We'd love to hear from you

16 Market Place, Faringdon, Oxfordshire, SN7 7HP

T: 01367 240356

E: faringdon@perrybishop.co.uk

what the owner said

"We have raised our family here in peace and quiet, with our children growing up in a beautiful village, playing in the street safely with their friends and walking to the village school. This home is an excellent way to live in the centre of a wonderful village at an affordable price."

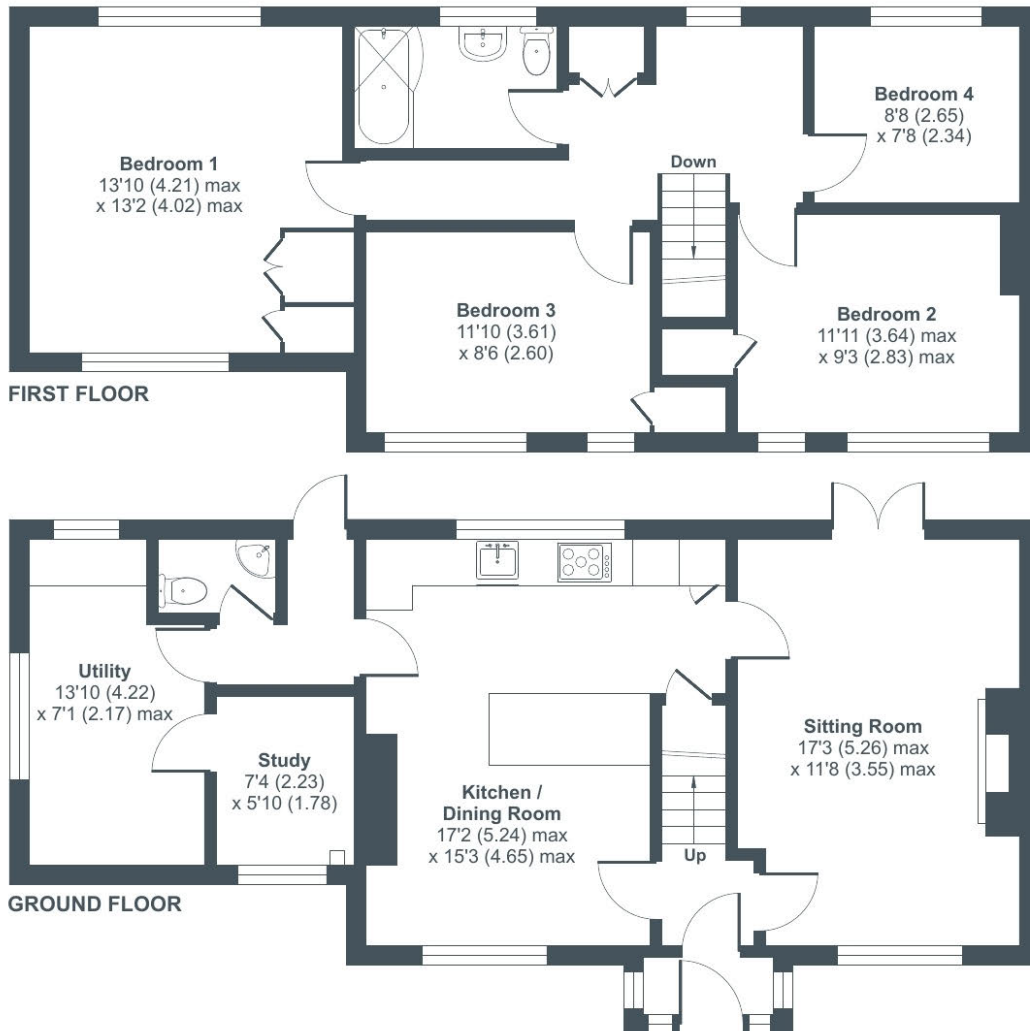




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Approximate Area = 1370 sq ft / 127.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2024. Produced for Perry Bishop. REF: 1138950



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ID Checks: Please advise that we charge an admin fee of £25.00 for each individual and £40.00 for a joint purchase when purchasing from us which is payable on a non-refundable basis at the start of the transaction.
Disclaimer: These particulars should not be relied upon as statement or representation of fact and do not constitute part of an offer or contract. The seller does not make or give, nor do we or our employees have the authority to make or give any representation or warranty in relation to this property. We would strongly recommend that all the information we provide about the property is verified by yourself on inspection. We have not carried out a survey nor have we tested any appliances, services or specific fittings at the property. We work with a number of partner companies that pay an average referral fee of £100.00. For specific information please contact your local branch.

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