

PerryBishop

PROPERTY MADE PERSONAL

Gloucester Street, Faringdon, Oxfordshire, SN7 7HY



Two bedroom cottage • Sitting room • Working fireplace • Rent Potential £950 pcm, potential 4.75% Yield • Fitted kitchen • Shower room • Enclosed rear garden • Brick built shed with power • EPC D



Gloucester Street,

Faringdon, Oxfordshire, SN7 7HY

Key Features



2
Bedrooms



1
Bathroom



1
Reception

About the property

A beautiful and quaint mid-terrace cottage situated off Gloucester Street, close to the town centre and all its amenities. The property is entered into a living room with working wood burning stove and new flooring. At the rear, there is a fitted shaker kitchen with integrated oven, hob and fridge.

A door leads into the garden and staircase to the first floor. Upstairs there is a double bedroom and a single bedroom separated by shower room.

Outside the property benefits from an enclosed rear garden laid predominantly to gravel with flower borders. At the end of the garden is a brick built shed, great for storage with power points, light and a new roof. This could potentially be transformed into a work from home office.

The property is ideal for investors, first time buyers and downsizers alike.

Amenities

The historic market town of Faringdon, dating back at least to the 12th century, has a thriving community and amenities such as the Leisure Centre, Library, Faringdon Community College, Junior and Infant schools as well as The Old Station Nursery, doctors' and dentists' surgeries and a Family Centre. Buses travel from the town to private schools at Abingdon. The town now boasts three large supermarkets.

Faringdon is also ideally positioned for the A420, leading to the A34, M40 and M4 and mainline railway services from Swindon, Oxford, Oxford Parkway and Didcot Parkway. There is a frequent bus service through the town from Swindon to Oxford and back, linking to rail services and airports.

The Tower on Folly Hill was built by Lord Berners in 1935 and affords panoramic views across four counties. For over 20 years, the town has been twinned with Le Mêle-sur-Sarthe in France and in 2004, Faringdon became the first Fairtrade town in the South East of England.

Directions

From Faringdon Market Place (by car), proceed through Cornmarket and up Marlborough Street. At the roundabout, turn right into Gravel Walk and at the next roundabout, right again into Gloucester Street. Turn immediately left into a lane, down past the blue gates to the school, and the property can be found ahead of you. On foot, from our office, proceed through Cornmarket and bear right into Gloucester Street. Just before you reach the roundabout, turn right down the lane and the property will be found half way down on the left



**Services & Tenure**

The tenure is Freehold.

Local Authority

Vale of White Horse District Council

Council Tax Band: B

Our reference

FAR/HD/RN/18082022

We'd love to hear from you

16 Market Place, Faringdon, Oxfordshire, SN7 7HP

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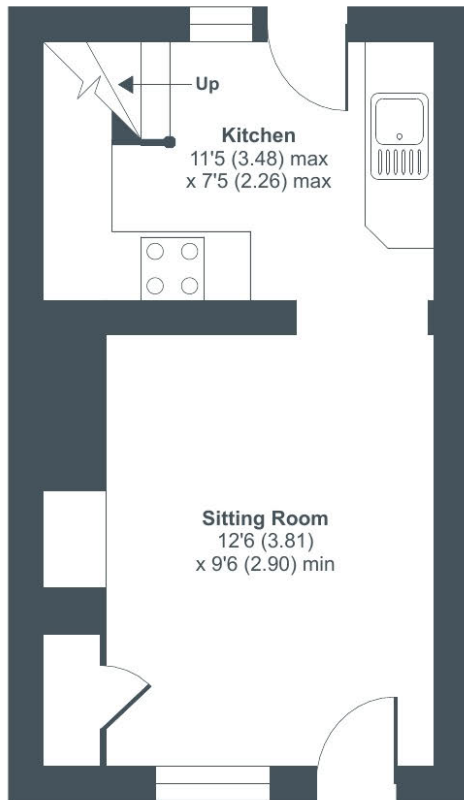
E: farington@perrybishop.co.uk



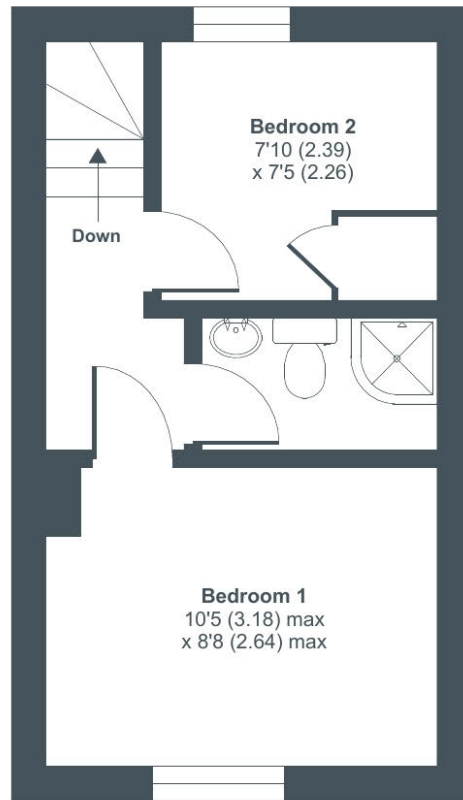
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Approximate Area = 476 sq ft / 44.2 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n1che.com 2022. Produced for Perry Bishop & Chambers. REF: 876930



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Gloucestershire • Oxfordshire • Wiltshire

