

PerryBishop

PROPERTY MADE PERSONAL

London Street, Faringdon, Oxfordshire, SN7 7AG



Town House • Three bedrooms • Grade II listed • Exposed beams throughout the house •
Wonderful cottage garden • Open plan sitting/dining room • Cellar • Located close to the Town
Centre • EPC Grade II Listed



London Street,

Faringdon, Oxfordshire, SN7 7AG

Key Features



3
Bedrooms



1
Bathroom



1
Reception

About the property

A fabulous Grade II terrace home situated within the conservation area in the heart of Faringdon. This property is full of character and charm with exposed beams at every turn.

The property is approached via an enclosed hallway from London Street leading to your own private entrance to the property and giving access to the rear garden. Internally the house has a delightful sitting room to the front with a working fireplace. The dining area is set in the heart of the house with access through to the kitchen at the rear. The kitchen is fitted with a good range of units with space for various appliances.

On the first floor sit two lovely bedrooms, the master bedroom has inbuilt wardrobes, whilst the second room has a sash window to the rear which fills the room with plenty of light. The family bathroom is fitted with a white three piece suite. Stairs lead to the second floor, where there is a light and spacious study area and the third bedroom which is full of character.

Externally the rear garden is a real gem, being private and quiet. It is mainly laid to lawn, with a patio area closest to the house and a decked area to the rear. The lawn is flanked by borders which are planted with a range of shrubs that will provide year round interest.

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 our office in Faringdon Market place, proceed up London Street and the property can be found on the left hand side.





Services & Tenure

The tenure is Freehold. Mains water, drainage, gas, and electricity.

Local Authority

Vale of White Horse District Council

Council Tax Band: C

Our reference

FAR/LH/RN/21082023

We'd love to hear from you

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what the owner said

"London Street has a lovely atmosphere and friendly neighbours. It feels totally safe! The house has so much character and the garden is remarkably quiet and private. We love the view over the garden and the light on the top floor. In the winter, the open fire creates a cosy warmth"



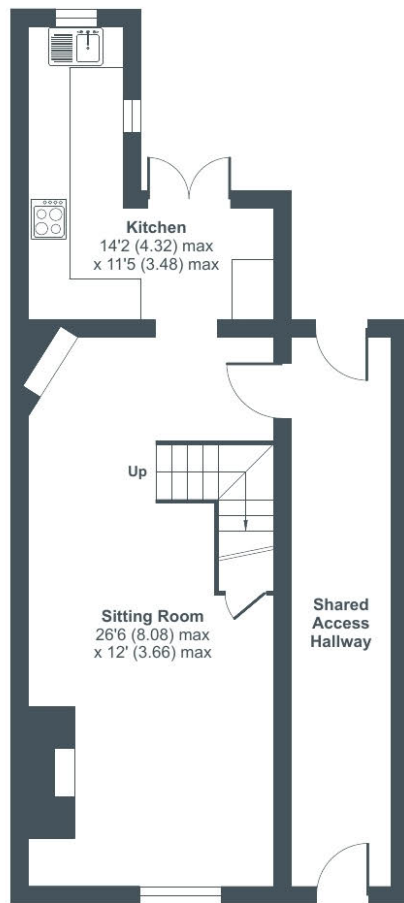
London Street, Faringdon, Oxfordshire, SN7

Approximate Area = 1141 sq ft / 106 sq m

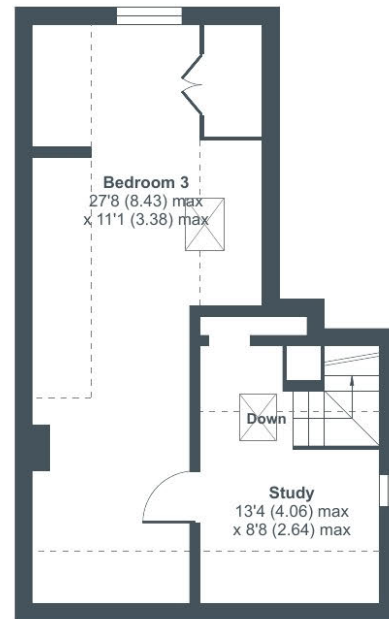
Limited Use Area(s) = 153 sq ft / 14.2 sq m

Total = 1294 sq ft / 120.2 sq m

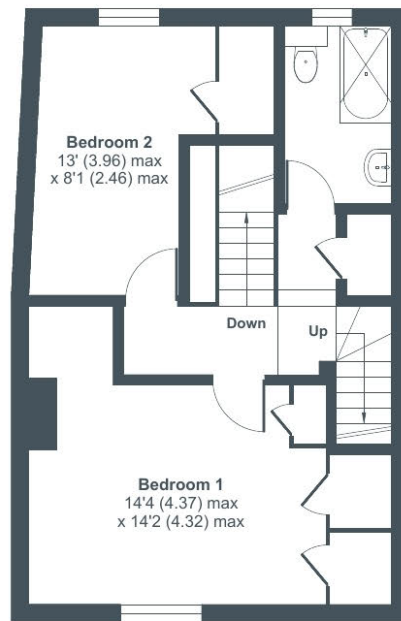
For identification only - Not to scale



GROUND FLOOR



SECOND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2023. Produced for Perry Bishop. REF: 1023887



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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.

Gloucestershire • Oxfordshire • Wiltshire

