

Clocktower Court, Coxwell Road, Faringdon, Oxfordshire SN7 7JX



A great starter home • Two bedrooms • Gas central heating and double glazing • Potential rental income £1,200pcm, potential yield 7.2% • Rear garden with side access • Two allocated parking spaces • Close to bus route between Swindon and Oxford • For sale with no onward chain • EPC C

Clocktower Court,

Coxwell Road, Faringdon, Oxfordshire SN7 7JX

Key Features



2
Bedrooms



1
Bathroom



1
Reception

About the property

The accommodation on the ground floor comprises a fitted kitchen with ample floor and wall mounted units and built-in oven. The open plan living/dining room has stairs rising to the first floor and French doors out to the garden.

On the first floor are two bedrooms, with the principal benefiting from a good-sized cupboard. Completing the accommodation is the family bathroom with a modern white suite.

Externally, the garden is low maintenance and fully enclosed with a rear gate. There are two allocated parking spaces.

The property has a gas-fired central heating system, double glazing and is offered for sale with no onward chain.

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.

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.

Directions

From Faringdon Market Place, proceed through Cornmarket and up Marlborough Street. At the roundabout, cross over into Coxwell Street/Coxwell Road. Clocktower Court can be found on the left hand side just before the Fernham Road turning. The property is on your left hand side when you drive into the estate.





What 3 Words: ///dices.following.bulk

Services & Tenure

The tenure is Freehold. All mains services are understood to be connected. There is an annual service charge of £1,220.56 to cover maintenance of the common areas.

Local Authority

Vale of White Horse District Council

Council Tax Band C

Our reference

FAR/KB/RN/22112024

We'd love to hear from you

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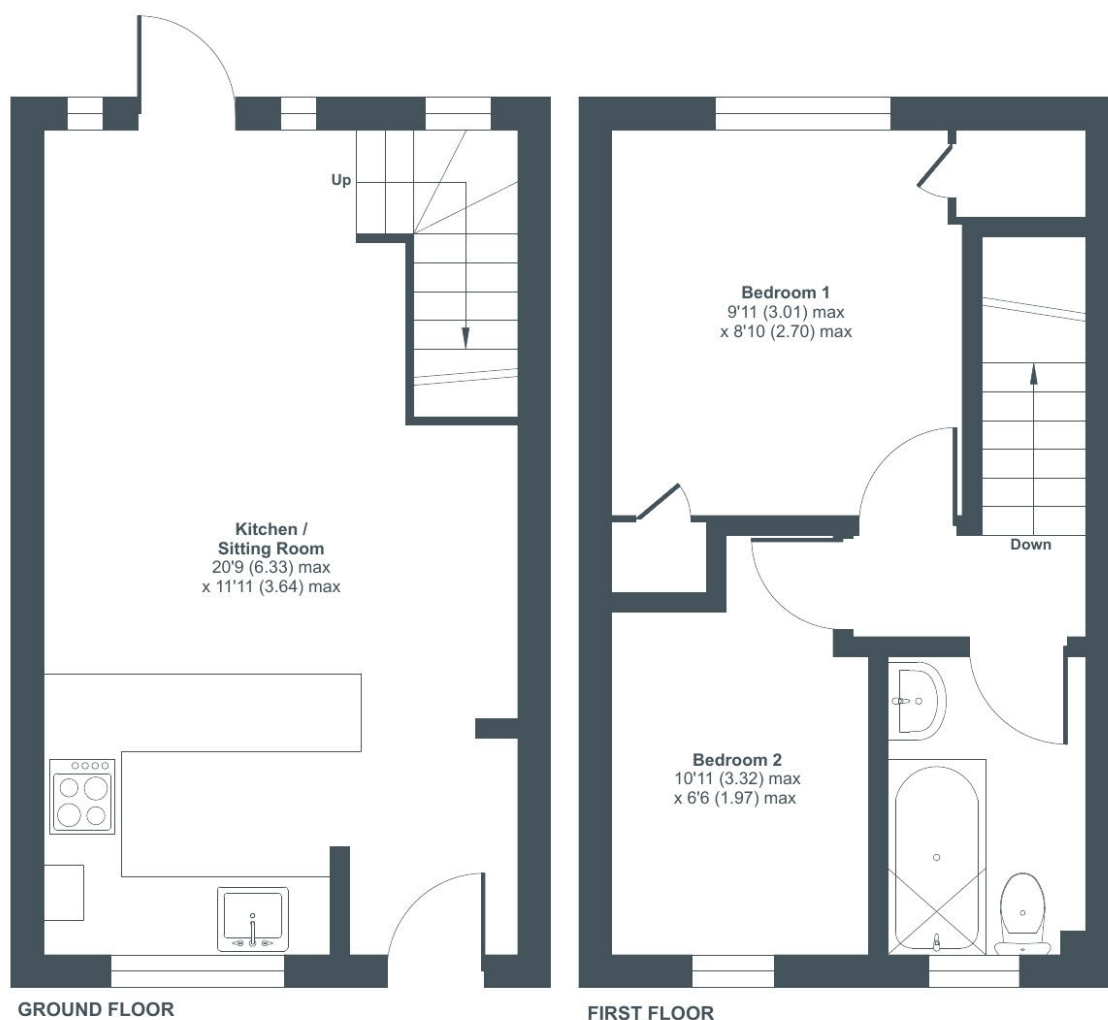
E: faringdon@perrybishop.co.uk



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Approximate Area = 495 sq ft / 46 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Perry Bishop. REF: 1218578



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