

PerryBishop

PROPERTY MADE PERSONAL

Park Road, Faringdon, Oxfordshire SN7 7BZ



A mature semi-detached home • Three bedrooms • Well presented throughout •
Kitchen/breakfast room • Living/diner with open fire place • Ground floor study • Refitted family
bathroom • Off road parking for several cars • EPC D



Park Road,

Faringdon, Oxfordshire SN7 7BZ

Key Features



3
Bedrooms



1
Bathroom



2
Receptions

About the property

Located on the wonderful Park Road, this large three bedroom family home offers an abundance of accommodation and potential to any buyer.

You are welcomed in through the front door into a good sized hallway with space and storage for coats and shoes. The ground floor has had new flooring throughout and is now easy to clean and maintain and benefits from a newly tiled cloakroom. Continuing through into the large kitchen/breakfast room, there is a range of wall and base units, space and plumbing for white goods and a stable door into the garden. The living room is an incredible size at over 20ft long, with an open fireplace and patio doors into the garden. At the front of the house is a very useful study/playroom, perfect for anyone needing to work from home or needing the space for toys.

Upstairs are three great sized bedrooms, superbly light with

the large windows, and with ample space for storage. Completing the upstairs accommodation is the recently renovated family bathroom with a modern white suite.

Externally, there is ample driveway parking and side access to the rear garden, which is mainly laid to lawn, offering peace and privacy from the world.

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 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, The Elms and Folly View primary schools as well as The Old Station Nursery, doctors' and dentists' surgeries and The Place 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 more recently with Konigstein im Taunus in





Germany. In 2004, Faringdon became the first Fairtrade town in the South East of England.

Directions

From Faringdon Market Place, proceed through Cornmarket and up Marlborough Street. At the roundabout, turn left into Station Road/Park Road, where the property can be found on the right hand side.

What3Words: ///climate.seated.documents

Services & Tenure

The tenure is Freehold. All mains services are understood to be connected.

Local Authority

Vale of The White Horse District Council

Council Tax Band C

Our reference

FAR/LH/MS/04122024

We'd love to hear from you

16 Market Place, Faringdon, Oxfordshire, SN7 7HP

T: 01367 240356

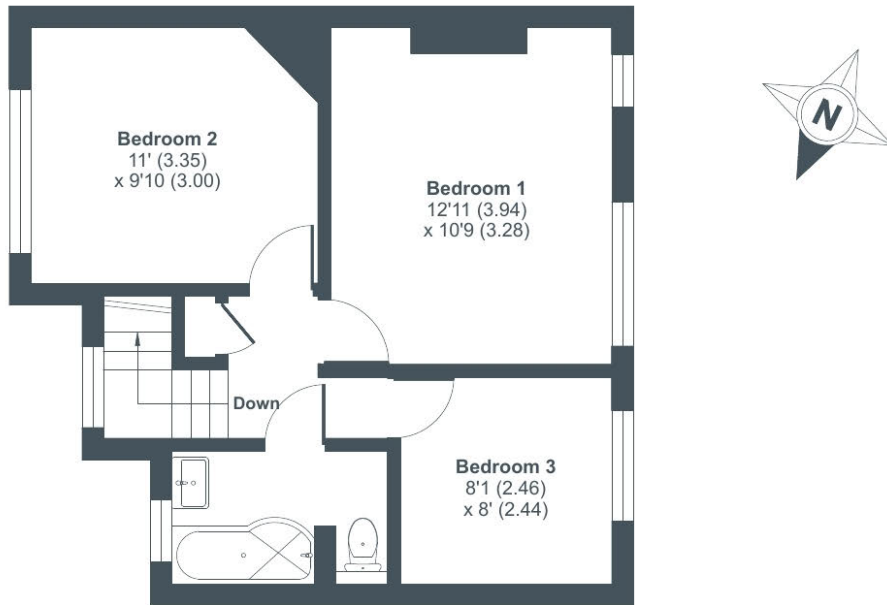
E: faringdon@perrybishop.co.uk



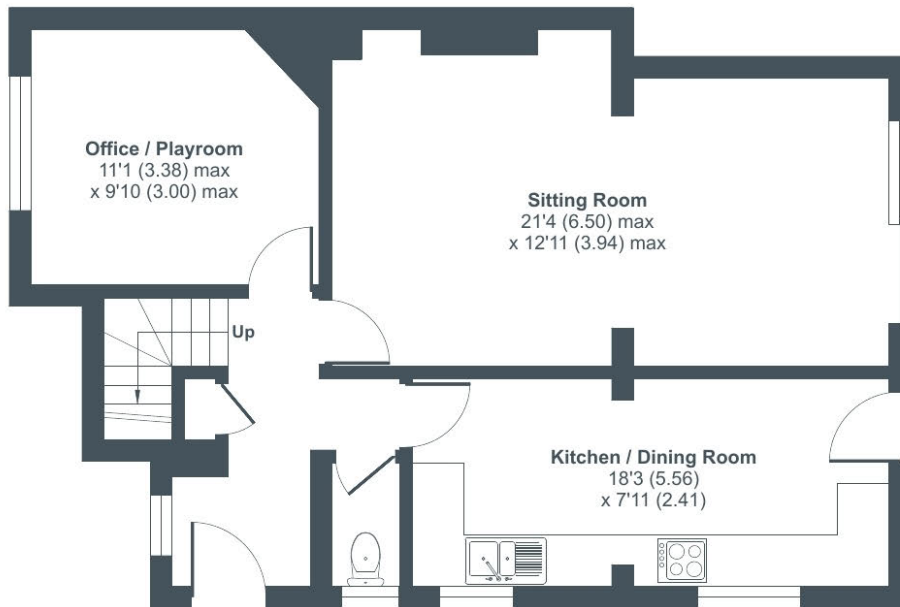
Park Road, Faringdon, Oxfordshire, SN7

Approximate Area = 1073 sq ft / 99.6 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



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: 1222357

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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

