

Canada Lane, Faringdon, Oxfordshire SN7 8AR



Charming cottage • Three bedrooms • Two bathrooms • Dining room • Utility room • Enclosed courtyard garden • Close to the town centre. • End of chain • EPC tbc

Canada Lane, Faringdon, Oxfordshire SN7 8AR

Key Features



3
Bedrooms



2
Bathrooms



2
Receptions

About the property

A truly charming period cottage set on the outskirts of the town of Faringdon within easy reach of the town centre and all its amenities. This quaint home has a wonderful south-facing walled garden and incredibly bright accommodation, full of features.

Upon entering, you are greeted by a dining room with a split staircase to the first floor. This is open to the kitchen area which has a range of floor and wall units, ample storage cupboards and a lovely Rayburn cooker. From here sits the utility room leading through the a downstairs shower room/W/C. Completing the downstairs accommodation is a spacious and bright sitting room which is dual aspect and has an exposed stone wall and new gas stove.

On the first floor are three bedrooms, all serviced by a family bathroom with views to Humpty Hill.

Externally the charm continues with a delightful, enclosed garden which incorporates off-street parking behind double gates. This also features a well and shed.

The property is offered to the market end of chain.

Additional Information

Additional information that may affect your decision to purchase this property is on our website under the property listing or on request from the office. This includes: Broadband speed and mobile phone signal, flood risk, and area information. We also ask our clients about known legal aspects such as rights of way, restrictions, and accessibility information.

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 Königstein 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 into Marlborough Street. Take the third exit off the roundabout on to Gravel Walk. At the next roundabout, take the first exit on to Lechlade Road, then take the first left into Canada Lane, where the property can be found on the left hand side

What3Words: ///install.constrain.limiting

Services & Tenure

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

Local Authority

Vale Of White Horse District Council

Council Tax Band- D

Our reference

FAR/HD/MS/07052025

We'd love to hear from you

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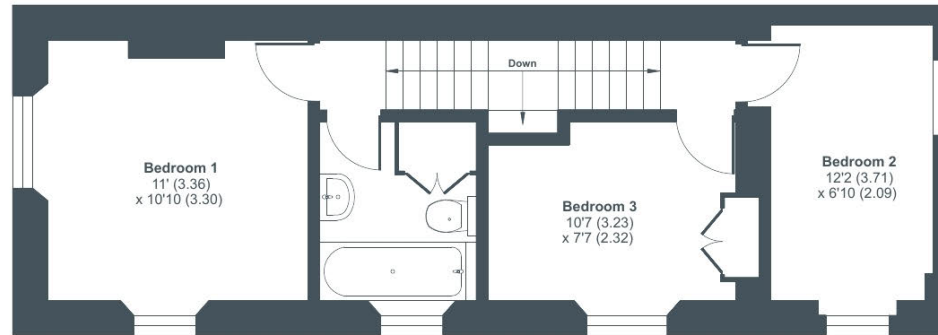




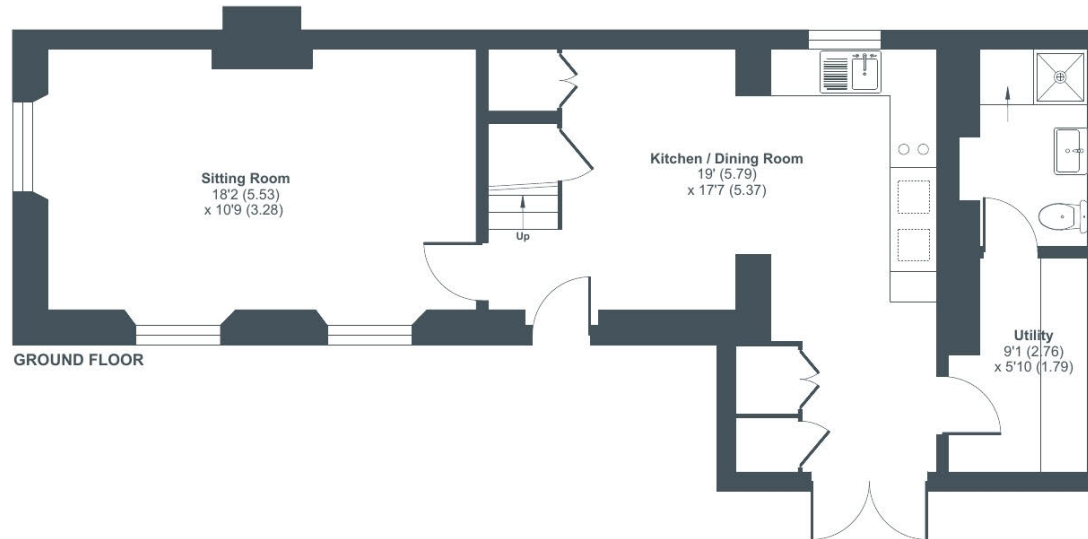
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Approximate Area = 1025 sq ft / 95.2 sq m

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). © n/checom 2025. Produced for Perry Bishop. REF: 1286463



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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

