

# PerryBishop

PROPERTY MADE PERSONAL

**Orchard Hill, Faringdon, Oxfordshire, SN7 7EH**



No onward chain • One of a kind design • Over looks Humpty Hill • Double garage and parking • Corner plot • EPC C •

# 1 Orchard Hill

Faringdon

## Key Features



4  
Bedrooms



3  
Bathrooms



2  
Receptions

## About the property

Welcomed into a porch, which in turn flows into the entrance hall, with a downstairs cloakroom and stairs rising to the first floor. On your right is the kitchen, fitted with a range of wall and base units as well as space and plumbing for a washing machine, dishwasher, fridge and freezer. This then flows into the large dining room with patio doors overlooking the garden. The living room is also a great size with an old electric fireplace surrounded by exposed brick work. Completing the downstairs accommodation is a study with mirrored exposed brick to the living room.

To the first floor are two large double bedrooms both benefiting from en-suites and built in wardrobes. There are then two further smaller rooms both of which are serviced by the family bathroom.

Externally the garden is a wonderful size, wrapping round the property, offering complete privacy and stunning views over the fields next door. The garden is tiered and benefits from a large patio, with a pond and seating area in the first tier. Stepping down you then have two greenhouses and raised vegetable bed. There is also access into the double garage, fitted with an electric door with power and water both available. In front of the garage you will find driveway parking for several cars.

## 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 and doctors' and dentists' surgeries. 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 Mèle-sur-Sarthe in France and more recently Königstein im Taunus in Germany. In 2004, Faringdon became the first Fairtrade town in the South East of England.

## 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.





#### Directions

From Faringdon Market Place, proceed through Cornmarket and up Marlborough Street. Continue over the roundabout into Coxwell Street/Coxwell Road and turn right into Highworth Road, proceed for 200 metres, and then take the first right into Orchard Hill. 1 Orchard Hill is the first property on the left.

What3Words ///change.dries.increases

#### Services & Tenure

Tenure - Freehold

Electricity - Mains Supply/Water - Mains Supply/  
Sewerage - Mains Supply/Heating - Gas

#### Local Authority

Vale Of White Horse District Council  
Council Tax Band - F

#### Our reference

FAR250437  
28th January 2026

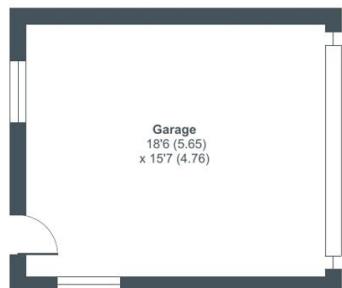
#### We'd love to hear from you

16 Market Place, Faringdon, Oxfordshire, SN7 7HP  
T: 01367 240356  
E: [faringdon@perrybishop.co.uk](mailto:faringdon@perrybishop.co.uk)

#### *what the owner said*

1 Orchard Hill has been a wonderful family home for almost fifty years. It has fantastic views across the countryside and was a very comfortable place for us boys to grow up. It has a surprisingly large and mature garden that could be adapted to a variety of purposes.





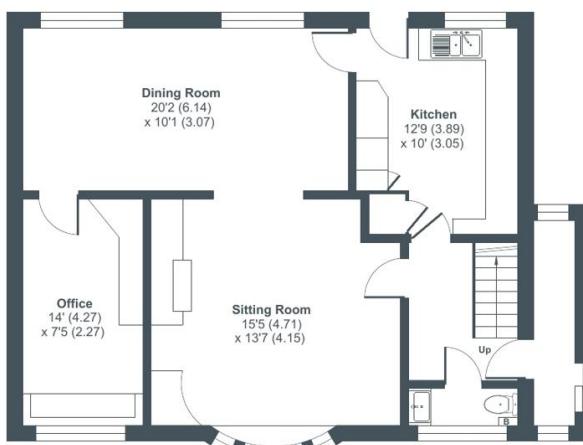
## Orchard Hill, Faringdon, Oxfordshire, SN7

Approximate Area = 1558 sq ft / 144.7 sq m

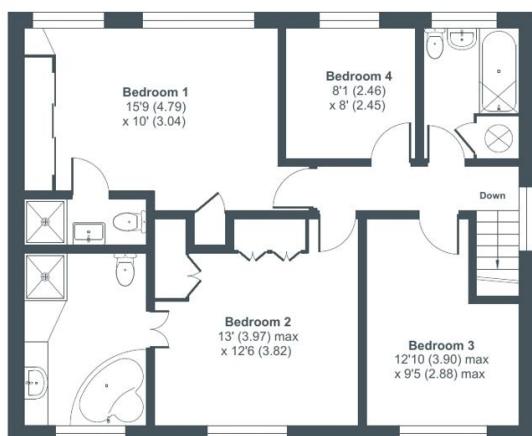
Garage = 289 sq ft / 26.8 sq m

Total = 1847 sq ft / 171.5 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Perry Bishop. REF: 1403374

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Gloucestershire • Oxfordshire • Wiltshire

