



18 Fernham Road, Faringdon, Oxfordshire, SN7 7JY

Guide Price: £575,000 - £600,000

richard james

Village & Country Homes



Fernham Road

FREEHOLD

Council Tax Band - F | EPC Rating - D



This spacious family home, offering over 2300sqft of versatile accommodation, is located in a well-established and desirable neighborhood. It offers private gardens, a dedicated garden office for remote work, and plenty of potential for personal touches.

The home features an impressive entrance hall with vaulted ceilings and a galleried landing. The large sitting room boasts a feature fireplace and French doors leading to the garden. The recently updated kitchen includes ample floor and wall units, a breakfast bar, and numerous integrated appliances, flowing seamlessly into the dining room with additional garden access. The ground floor also includes two double bedrooms and a modern family bathroom with both a bathtub and a separate shower cubicle.

The first floor is illuminated by a large east-facing picture window that offers stunning sunrise views over the Folly. It comprises three additional double bedrooms, all with built-in wardrobes, and a walk-in shower room that serves as a Jack and Jill bathroom to the master bedroom.

Outside, the front of the property features driveway parking for multiple vehicles, a single garage, and a lawned garden. The rear garden is mature and private, with fruit trees, hedging, and a west-facing patio perfect for enjoying the summer sun.

A sizable self-contained workshop/annex in the garden could serve as a home office, fitness studio or craft room, complete with a kitchen area and an enclosed shower room with a WC.

Additional benefits of the property include owned solar panels, an electric car charger, modern Gas central heating and uPVC double glazing throughout. The property is connected to mains utilities.

The historic market town of Faringdon, is located almost equidistant from Swindon and Oxford on the A420 which leads to the A34, M40 and M4. Mainline railway services to London run from Swindon, Oxford City, Oxford Parkway and Didcot Parkway.



The town is served by the Stagecoach S6 bus which runs a regular ½ hourly service through much of the day to Swindon, Oxford and a number of villages en-route.

The town itself has a thriving community and amenities such as the Leisure Centre, Library, Doctors' Surgery.

A recent retail development includes Waitrose and Aldi supermarkets in addition to the existing Tesco store. Two state primary schools and a secondary school are within the town with nearby independent Prep schools of Pinewood (Bourton) and St Hugh's (Carswell). Independent Senior schools are located in Abingdon and Oxford.



















Floorplan

Fernham Road, Faringdon, Oxfordshire, SN7

Approximate Area = 1856 sq ft / 172.4 sq m (excludes void)

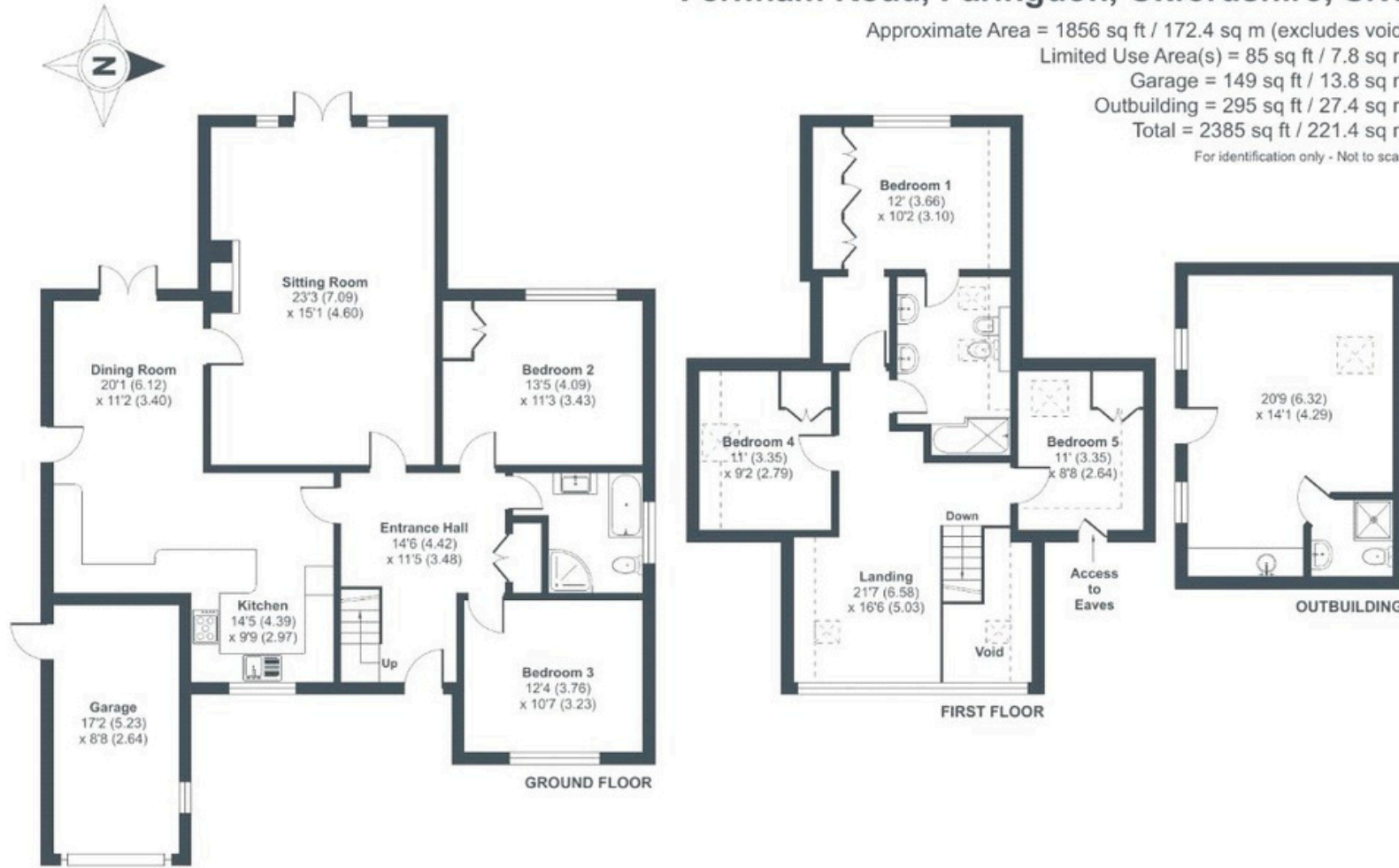
Limited Use Area(s) = 85 sq ft / 7.8 sq m

Garage = 149 sq ft / 13.8 sq m

Outbuilding = 295 sq ft / 27.4 sq m

Total = 2385 sq ft / 221.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Perry Bishop. REF: 1084152

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