



Clover Place Eynsham Witney OX29 4QN

for sale offers in excess of
£425,000



Property Description

Offered with no onward chain is this individually designed three bedroom semi detached family home that has been totally refurbished and re-designed by the current owners whilst enjoying a good location within an established side road just a short walk from Bartholomew School, the medical centre, and the old village centre with its excellent amenities, easily reached by a nearby footpath.

As you walk through the front door, you will find a living room on the right hand side and you will walk into a generously sized open plan kitchen/diner. The kitchen has been refitted and features plenty of cupboard space and room for appliances and features everything that you will need. There is a utility room to the rear of this home with side access and a downstairs three piece shower room with patio doors that lead out into the garden.

As you walk upstairs you will find three well proportioned bedrooms and access to a three piece family bathroom.

Externally there is driveway parking to the front for several vehicles, the rear garden is a good sized and is fairly low maintenance with shingle stone boarders and astroturf.

Eynsham is a sought after West Oxfordshire village with an excellent range of local facilities and a fantastic daily bus service into both Oxford and Witney, each some 6 miles distant. Shops and facilities in the village include CO-OP and Spar shops, Butcher, Greengrocer, Off-Licence, Post Office, electrical shop, Library, modern Health Centre, Cafe/Gift shop

Agent Note

The Land Registry title has yet to be updated with the Vendor's details. Please ask the branch for more details

Living Room

11' 4" x 9' 9" (3.45m x 2.97m)

Kitchen Diner

17' 9" x 12' 4" (5.41m x 3.76m)

Utility

16' 3" x 12' 2" (4.95m x 3.71m)

Wash Room

5' 5" x 5' 7" (1.65m x 1.70m)

Bedroom 1

10' 2" x 15' 5" (3.10m x 4.70m)

Bedroom 2

11' 4" x 10' 1" (3.45m x 3.07m)

Bedroom 3

7' 4" x 8' 9" (2.24m x 2.67m)

Bathroom

5' 9" x 5' 1" (1.75m x 1.55m)





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: E Council Tax
 Band: C

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Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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