



South View, Black Bourton

South View, Alvescot Road,

Black Bourton OX18 2PP

Enjoying a prime spot in this desirable village South View offers a rare chance to acquire an attractive 1920s bungalow with detached annexe, two cabins ideal for Air BnB and wonderful gardens overlooking open countryside. The main residence is a characterful home with ornamental fireplaces in both bedrooms, a light-filled sitting room with fireplace and second reception housing a wood burning stove. The country-style kitchen includes a wide range of units, Belfast sink and electric Aga and has space for family dining. The bathroom with pea-shaped bath and shower over completes this unique picture. The detached annexe offers one bedroom, sitting room with multi-fuel burner, kitchen and bathroom. The two wooden cabins offer potential for holiday let, one with kitchen facilities and bathroom and the other comprising a cloakroom and living area.

The grounds extend to approximately 0.79 and afford a high degree of privacy from a mix of mature trees, shrubs and hedgerow. To the front there is ample off-street parking with flower and shrub borders. South View is a wonderful 'must see' delight to appreciate the fabulous location.

Guide Price: £600,000

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Generous plot







Council Tax:
Band D & Band B

Parking
Ample private parking

Local Authority
West Oxfordshire
District Council

Energy Efficiency Rating		Current	Potential
Most energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-40)	G		
Least energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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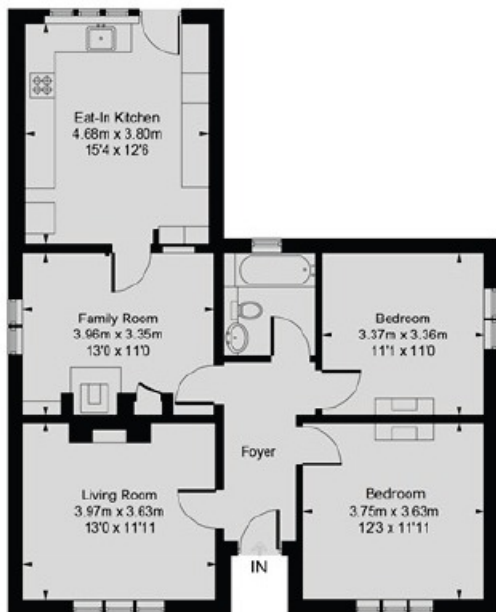
“Agent's comment”

Properties of this nature are seldom seen and this truly delightful property offers great scope with its annexe and cabins ideal for those wishing to explore holiday lets. The beautiful grounds are well-tended and afford great privacy with glorious countryside all around.

Black Bourton is a small village about eight miles to the south west of Witney. It has a 12th century church, The Vines public house, a recreational park with tennis court and village hall shared with the neighbouring village of Alvescot.



Approximate Gross Internal Area = 85.0 sq m / 911 sq ft
 Annexe / Outbuilding = 96.0 sq m / 1032 sq ft
 Total = 181.0 sq m / 1943 sq ft



Ground Floor



Annexe
 (Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)



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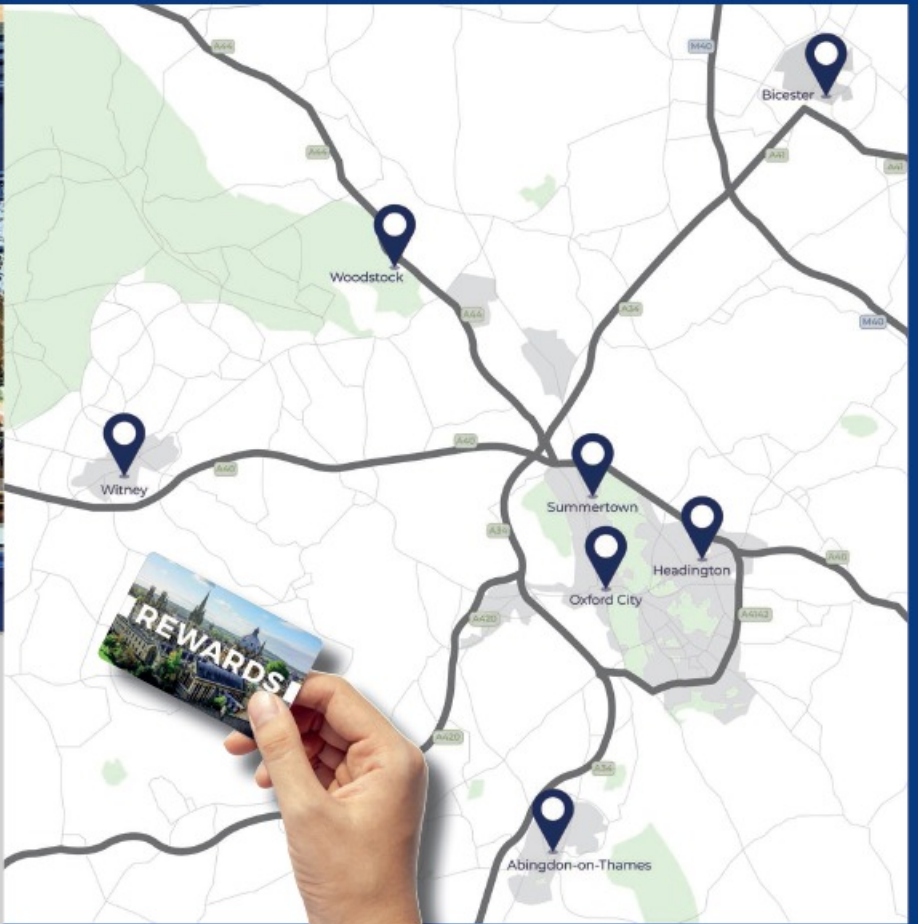
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