

MARTYN COX
— & COMPANY —



Cornbury Cottage

Leaffield, OX29 9PG

Cornbury Cottage

Witney Lane, Leaffield

An exquisite stone cottage originally dating back some 270 years in the sought after village of Leaffield.

Extended and beautifully presented, this 3/4 bed roomed semi detached home has a wealth of quirky features including exposed stone walls, exposed beams and a spiral staircase.

Council Tax band: E

Tenure: Freehold

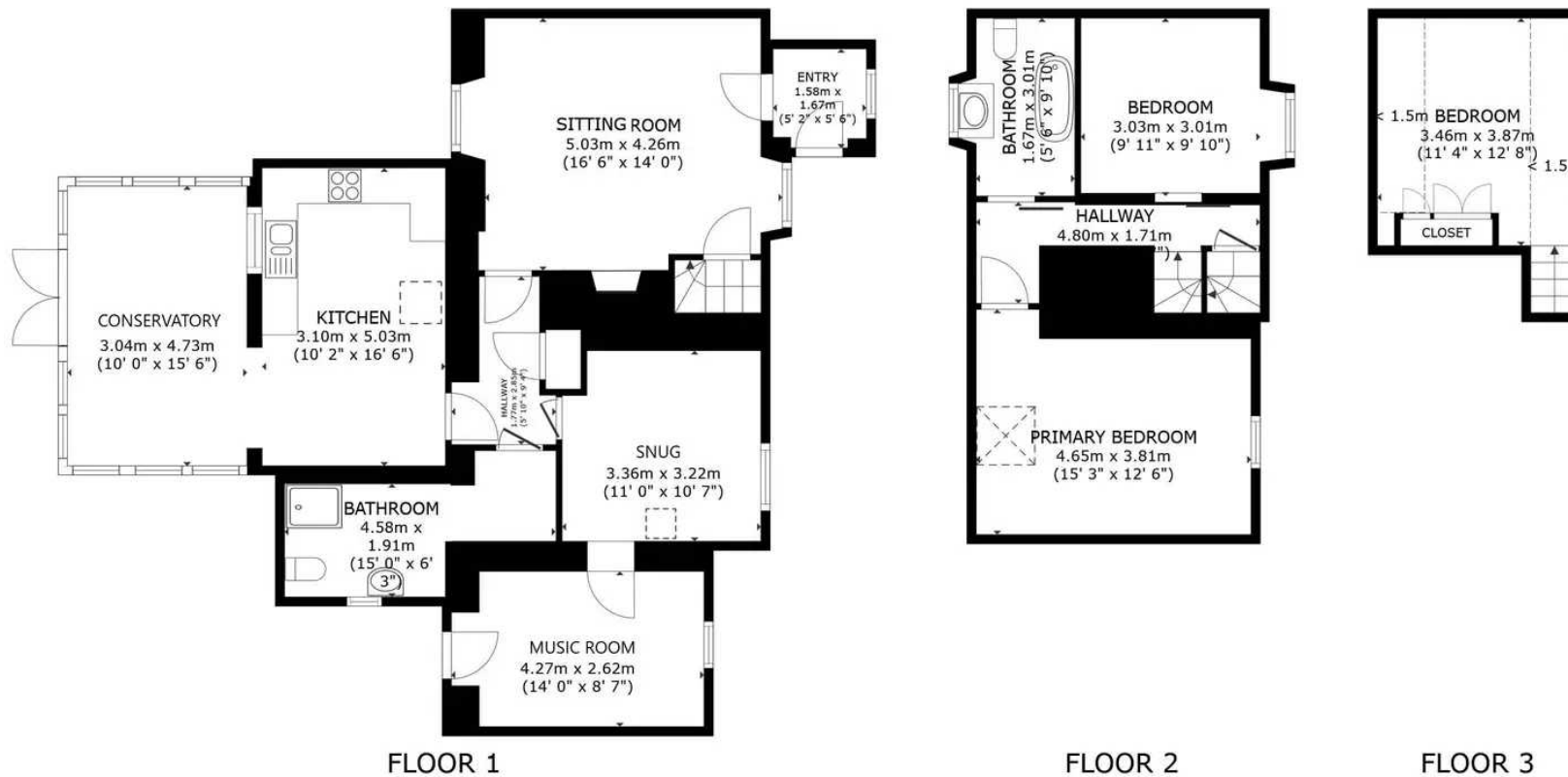
EPC Energy Efficiency Rating: D

Key Features:

- Exposed stone walls, exposed beams and a spiral staircase
- 3/4 Bedrooms
- 3/4 Reception rooms
- Luxury family bathroom
- Ground floor shower room and WC
- Glorious gardens
- Driveway parking for 2/3 vehicles







GROSS INTERNAL AREA
 FLOOR 1 99.1 m² (1,067 sq.ft.) FLOOR 2 38.8 m² (417 sq.ft.) FLOOR 3 7.3 m² (79 sq.ft.)
 EXCLUDED AREAS : REDUCED HEADROOM 6.6 m² (71 sq.ft.)
 TOTAL : 145.2 m² (1,563 sq.ft.)
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

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