



58 Storksbill Lane, Southmoor OX13 5FQ



## 58 Storksbill Lane

Impressive four double bedroom detached family home, well situated towards the edge of this highly sought after village fronting an attractive open green, offering many accommodation features including delightful separate front living room, study and impressive and well equipped open plan kitchen/dining room with double doors leading to well maintained southerly facing rear gardens.

58 Storksbill Lane is situated in a delightful location within this select development built approximately 8 years ago, fronting an attractive large open green. It is within easy walking distance of the village's many amenities which include two general stores, post office, church, primary school, tennis club and public house. There is an excellent bus service to Abingdon, Witney, Faringdon, Swindon and the City of Oxford, and useful distances include Abingdon (circa. 7 miles), Wantage (circa. 8 miles), Witney (circa. 9 miles) and Oxford city (circa. 9 miles). The nearby A420 provides easy access to Oxford, the M4 and M40.

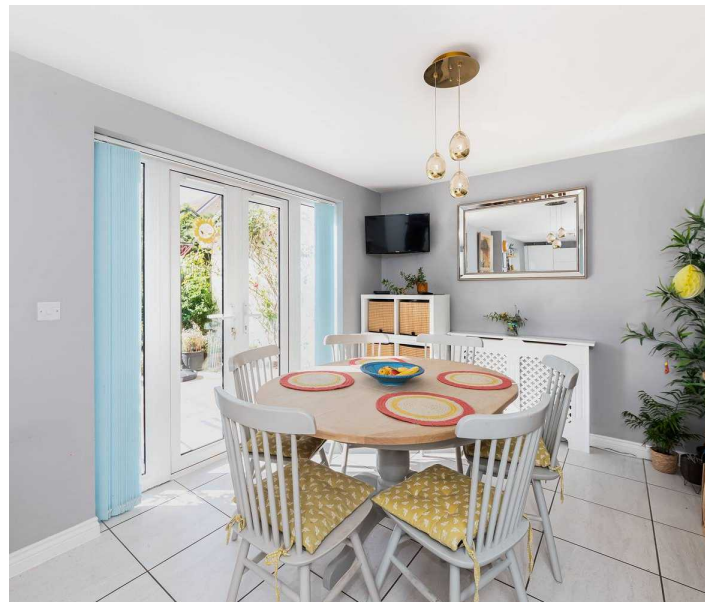
Leave Abingdon on the A415 and proceed through the village of Marcham. At the T-junction turn right and then immediately left again onto the A415. Continue to Kingston Bagpuize and at the mini-roundabout turn left onto the Faringdon Road signposted Southmoor. Proceed for approximately one mile before turning right onto the Draycott Road. Continue to the end and turn left onto Storksbill Lane, follow the road for some way, where No. 58 is clearly indicated by the 'For Sale' board.





## Key Features

- Entrance hall leading to ground floor cloakroom and delightful front living room and separate study
- Impressive 26' open plan kitchen/dining room offering stylish selection of floor and wall units complemented by built-in electrical appliances with double doors leading to southerly facing rear garden
- Impressive main double main bedroom with en-suite shower room
- Three further double bedrooms complemented with family bathroom with white suite
- Front gardens providing block paved hard standing parking facility leading to attached garage
- Mature southerly facing rear gardens featuring extensive patio and lawn, raised cultivation beds - the whole enclosed by trees, shrubbery and fencing



Council Tax band: E Tenure: Freehold EPC: B











# Storksbill Lane, OX13


Approximate Gross Internal Area = 124.4 sq m / 1339 sq ft

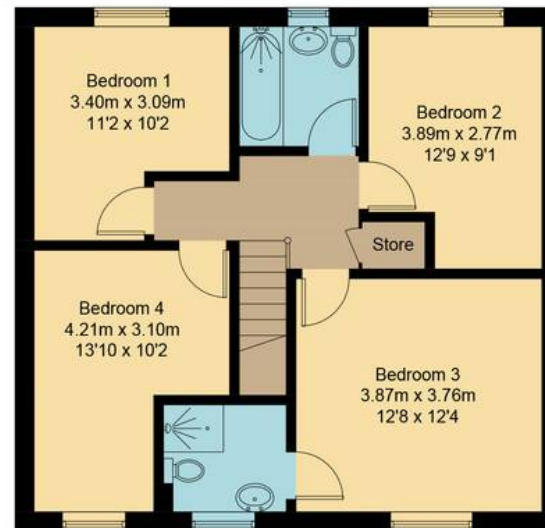
Garage = 18.4 sq m / 198 sq ft

Total = 142.8 sq m / 1537 sq ft

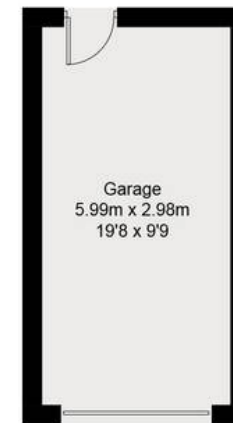


Ground Floor

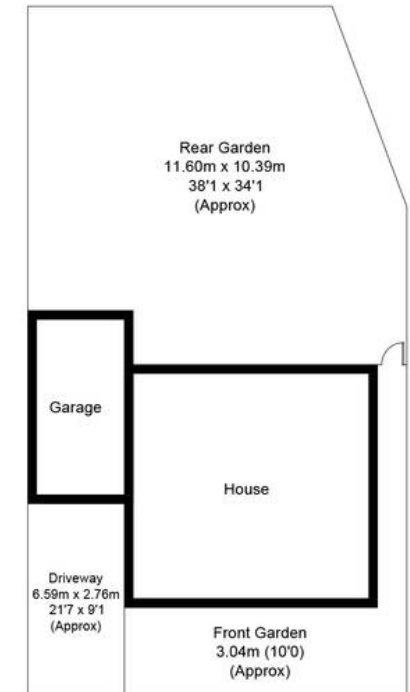
 = Reduced headroom below 1.5m / 5'0



First Floor



(Not Shown In Actual Location / Orientation)



Floor plan produced in accordance with RICS Property Measurement Standards.  
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