



HUNT HOUSE, 41 OAKLEY COURT, WALLINGFORD



## HUNT HOUSE



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*A large family house set around a shared meadow, with views over countryside*

This substantial detached house occupies a private position of about half an acre within Oakley Court, fronting onto the green with spectacular rural views over fields and to the beautiful valley beyond.





HUNT HOUSE

## THE PROPERTY

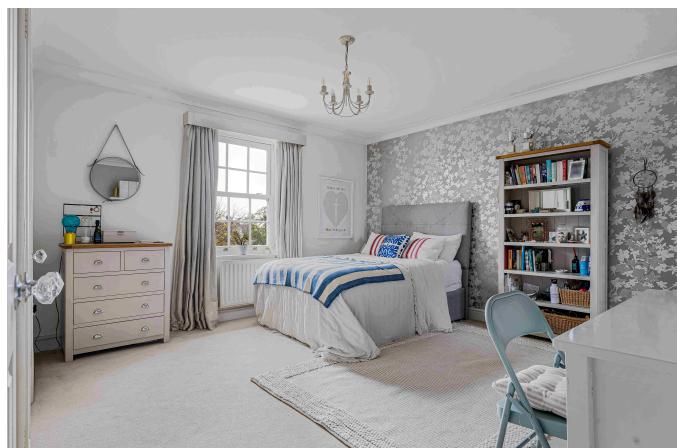
Stepping into the entrance hall, which links all main rooms, there's an immediate sense of light and space. The split-level living room creates a dining area and a sitting area around an open fireplace, with windows on three sides offering wonderful garden views. The vaulted-ceiling kitchen is a standout feature, built around a central island, with a dining area beyond featuring a wood-burning stove and glazed bi-fold doors to the garden terrace. There is also a family room, study, cloakroom, shower room and utility/boot room.

Upstairs are three bedroom suites, two further bedrooms, and a family bathroom. The principal suite, with floor-to-ceiling windows framing rural views, is spectacular, and all bedrooms are spacious with fitted wardrobes.





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## OUTSIDE

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Hunt House sits centrally within its plot, accessed via a private lane with two driveways leading to parking and garages. The south-facing gardens are mainly lawn with a covered terrace, private planting, and views of fields and woodland. There is garaging, a gym, shared meadow access, and optional allotments.



## LOCATION

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Set at the foot of the Chiltern Hills, this peaceful location offers direct access to scenic walks, bridleways, and nearby pubs such as The Nettlebed Creamery and King William IV. Reading and Oxford are easily reached, with London trains from Cholsey and Goring, plus top nearby schools.



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# PROPERTY INFORMATION

## Services

Mains + private drainage and oil CH.

## Local Authority

South Oxfordshire District Council.

## Council Tax

H. Res Assoc fee circa £1500 p.a.

## EPC

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## Postcode

OX10 6QH

## What3Words

///seriously.array.curious

## Viewings

By prior appointment with  
Robinson Sherston

## Sales Disclaimer

IMPORTANT NOTICE: Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or that any services, appliances, equipment, or facilities are in good working order.

Measurements and distances referred to are given as a guide only whilst descriptions of the property are subjective and are used in good faith as an opinion and not as a statement of fact. Purchasers must satisfy themselves by inspection or otherwise on such matters prior to purchase.



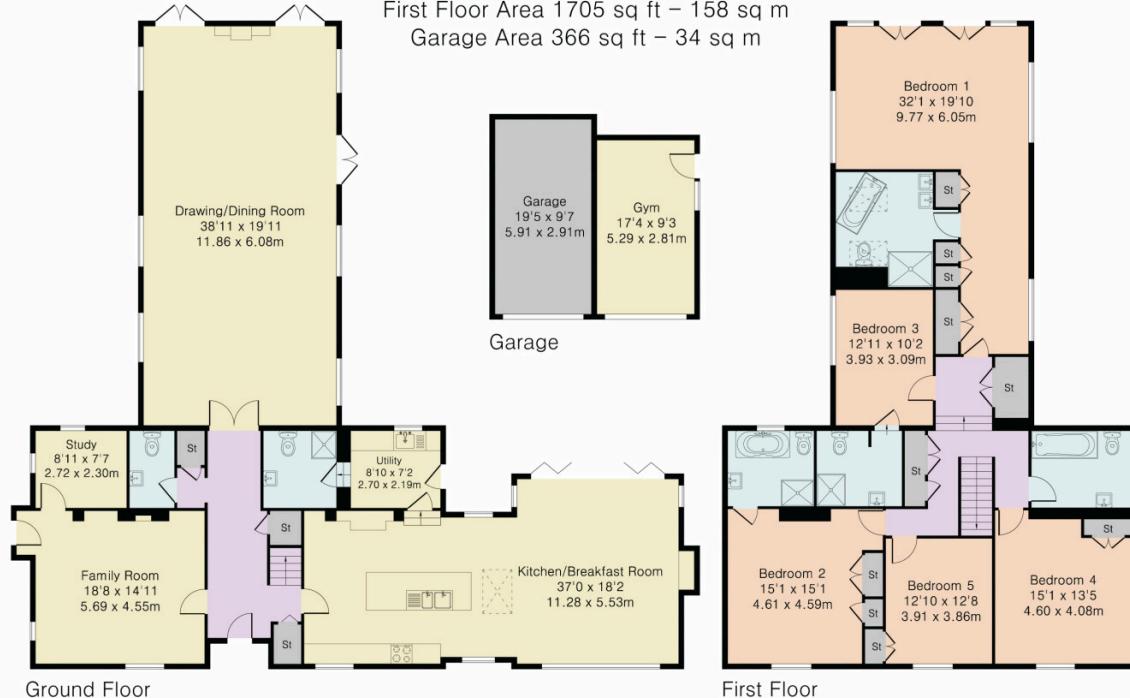
**Approximate Gross Internal Area 4158 sq ft - 386 sq m**

Ground Floor Area 2087 sq ft - 194 sq m

First Floor Area 1705 sq ft - 158 sq m

Garage Area 366 sq ft - 34 sq m

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