



13 THE SPRINGS

WITNEY OX28 4AJ



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GUIDE PRICE £350,000



Situated just a leisurely stroll from the vibrant centre of Witney, this charming natural stone property is a true delight, brimming with period features including exposed brickwork and a welcoming fireplace with a wood burning stove. Beautifully presented, the accommodation is arranged over two floors and offers deceptively spacious family living space. You enter through the front door into the inviting sitting room, where the wood burning stove creates a cosy ambience, perfect for relaxing. Alcoves either side of the fireplace offer ideal display space for books or ornaments. The dining room provides ample space for family gatherings and benefits from a large window that floods the room with natural light while offering a lovely outlook over the garden. To the rear, the contemporary kitchen is fitted with a wide range of units, integrated appliances, and space for white goods.

The delightful and generous rear garden is fully enclosed, offering a good degree of privacy and is a super spot for alfresco entertaining.

AGENTS COMMENT

Modern comforts, period charm and super home office make this a wonderful opportunity to enjoy town centre living at its very best.

 **2**  **1**  **2**

 **Generous**





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Witney Sales

10 Market Square
Witney Oxfordshire
OX28 6BB

t: 01993 776 775
e: witney@breckon.co.uk

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t: 01865 20 1111 (letting)
e: summertown@breckon.co.uk

Oxford City Centre

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t: 01865 20 1111 (letting)
e: post@breckon.co.uk

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t: 01865 750 200 (sales)
t: 01865 763 999 (letting)
e: headington@breckon.co.uk

Abingdon-on-Thames

t: 01235 550 550 (sales)
t: 01235 554 040 (letting)
e: abingdon@breckon.co.uk

Approximate Gross Internal Area 85.11 sq.m / 916 sq.ft

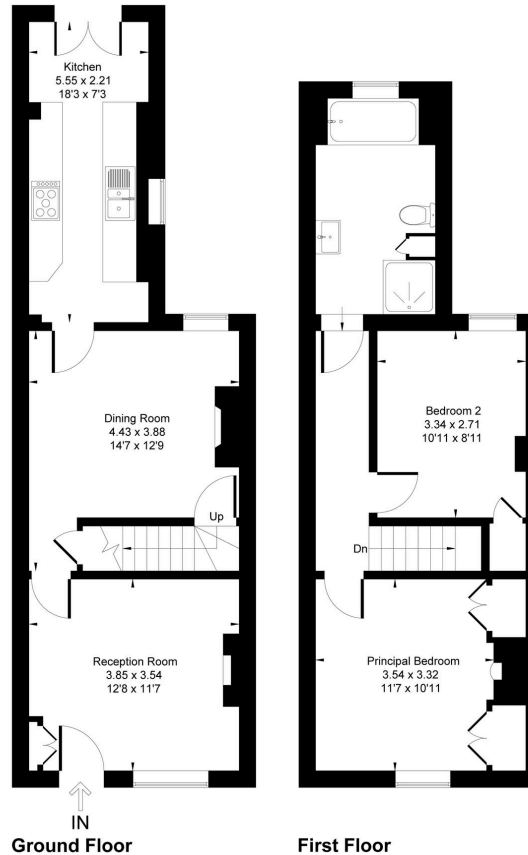


Illustration for identification purpose only, measurements approximate and not to scale.

Woodstock

t: 01993 811 881 (sales)
t: 01993 810 100 (letting)
e: woodstock@breckon.co.uk

Bicester

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e: bicester@breckon.co.uk

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e: newhomes@breckon.co.uk

Land Team

t: 01865 558 999
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Letting and Property Management

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Creative Department

t: 01865 310 300
e: creative@breckon.co.uk

Bespoke by Breckon

t: 01865 765 555
e: bespoke@breckon.co.uk



John Bower Local Director

For an **up-to-date** valuation, please call me, I'd love to **help** you move.



Council Tax

Band C - £2,246.59

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