



7 MANOR LANE

CLANFIELD OX18 2TR



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Breckon & Breckon
est.1947

GUIDE PRICE £500,000



Situated in a highly desirable village location, this beautifully presented one-bedroom detached bungalow offers 1,213 sq ft of light and airy living space. The property welcomes you into a good size entrance hall, leading through to a spacious dual aspect sitting/dining room. This super room has ample room for everyday relaxation in front of the wood burning stove plus room for dining in front of doors to the garden. Stairs rise from the sitting/dining room to a loft space which has planning permission to convert into two bedrooms and bathroom if desired. There is also planning for a garage plus kitchen/living room to the side in place of the car port, and extension to the porch. The well-appointed modern kitchen is fitted with a comprehensive range of contemporary units and integrated appliances, providing ample storage and worktop space for those who enjoy cooking.

This charming property is perfectly suited to individuals or couples looking for a low-maintenance home that combines modern comforts with the unique appeal of village living.

AGENTS COMMENT

The bungalow enjoys a pleasant location close to the village amenities that include a shop/post office, bakery café, and public transport links, as well as easy connections to surrounding towns and countryside.



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Generous





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Approximate Gross Internal Area
Main House = 112.6 sq m / 1213 sq ft
Car Port = 37.5 sq m / 404 sq ft
Total = 150.1 sq m / 1617 sq ft

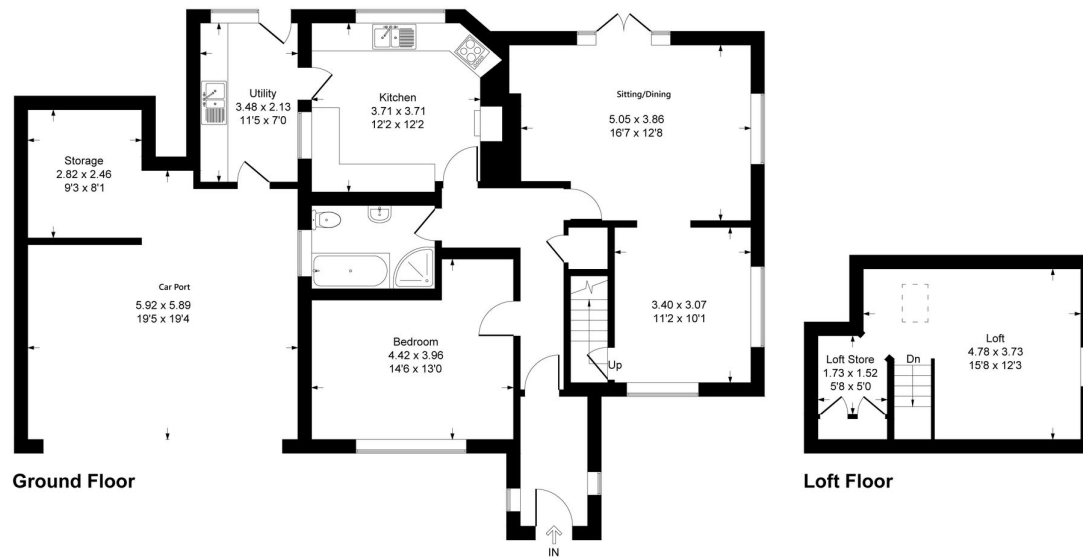
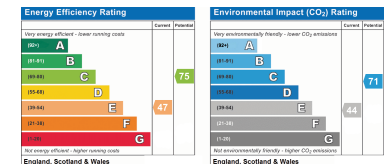


Illustration for identification purpose only, measurements approximate, and not to scale.



John Bouwer Local Director

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Council Tax

Band D - £2,512.42

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