

Souldern, Oxfordshire



Mark David
ESTATE AGENTS



SOULDERN, OXFORDSHIRE

An Impressive Individually Built Family Five Bedroom property with Annex, Completed in 1993. In an Envidable Position on the Southern Edge of a Picturesque and Highly Sought After North Oxfordshire Village.

Conservatory Entrance, Reception Hall, Cloakroom,
Sitting Room, Family Room, Dining Room, Study,
Kitchen/Breakfast Room, Utility Room

Master Bedroom with Ensuite Shower Room, Four
Further Bedrooms and Family Bathroom. Self-
Contained Annex with Separate Accessed Floor
Accommodation

Double Garage and Parking for Several Vehicles,
Enclosed Gardens providing privacy, Summer
House with Gazebo

In all about 3,210 sq.ft./ 298 sq.m.

Guide Price: £995,000





ACCOMMODATION

GROUND FLOOR

Conservatory Entrance
 Reception Hall
 Cloakroom:
 Sitting Room
 Dining Room
 Family Room
 Study
 Kitchen / Breakfast Room
 Utility Room

FIRST FLOOR GALLERIED LANDING

Nb. Secondary Access To The First Floor Via The Annex
 Master Bedroom With Ensuite Shower Room
 Bedroom Two
 Bedroom Three
 Bedroom Four
 Family Bathroom
 Bedroom Five

ANNEX:

Totally Self Contained, The Annex Can Include Or Exclude Bedroom 5. The Space Is Suitable Accommodation For An Independent Family Member Or Nanny/ Housekeeper And Could Also Be Used As A Games Room Or Office.

Secondary Landing: Approached Via Staircase From The Conservatory Entrance.

Living Room/Bedroom
 Kitchen Area
 Lobby
 Shower Room

OUTSIDE

Double garage and Parking for Several Vehicles,
 Enclosed Gardens providing privacy
 Summer House with Gazebo



SITUATION & AMENITIES

Souldern is a charming village located on the southern edge of North Oxfordshire, near the border with Northamptonshire. This idyllic village is known for its tranquil rural setting, surrounded by rolling countryside and scenic landscapes. Souldern features a collection of historic cottages, traditional stone houses, and lush gardens, offering a quintessential English village experience.

The village is characterised by its peaceful atmosphere, friendly community, and beautiful architecture. With narrow lanes, a village green, and a local pub, Souldern exudes a timeless charm. Despite its serene ambience, Souldern is well-connected to nearby towns and cities, making it a desirable location for those seeking a balance between rural living and accessibility to urban amenities.

DISTANCES

Bicester c. 7 miles
Banbury c. 9 miles
Chipping Norton c. 16 miles
Oxford c. 21 miles
Stratford Upon Avon c. 39 miles
Birmingham c. 64 miles
London c. 69 miles
M40 Access c. 4 miles
London via Bicester c. 43 minutes
Oxford to London Paddington c. 1 hour





SERVICES

The property has ESWA (Electric Radiant Heating System). Mains drainage, water and electricity are also connected to the property

FIXTURES & FITTINGS

Only those items mentioned in these sales particulars are included in the sale. Any other items are specifically excluded but may be made available by separate negotiation.

TENURE

Freehold

LOCAL AUTHORITY

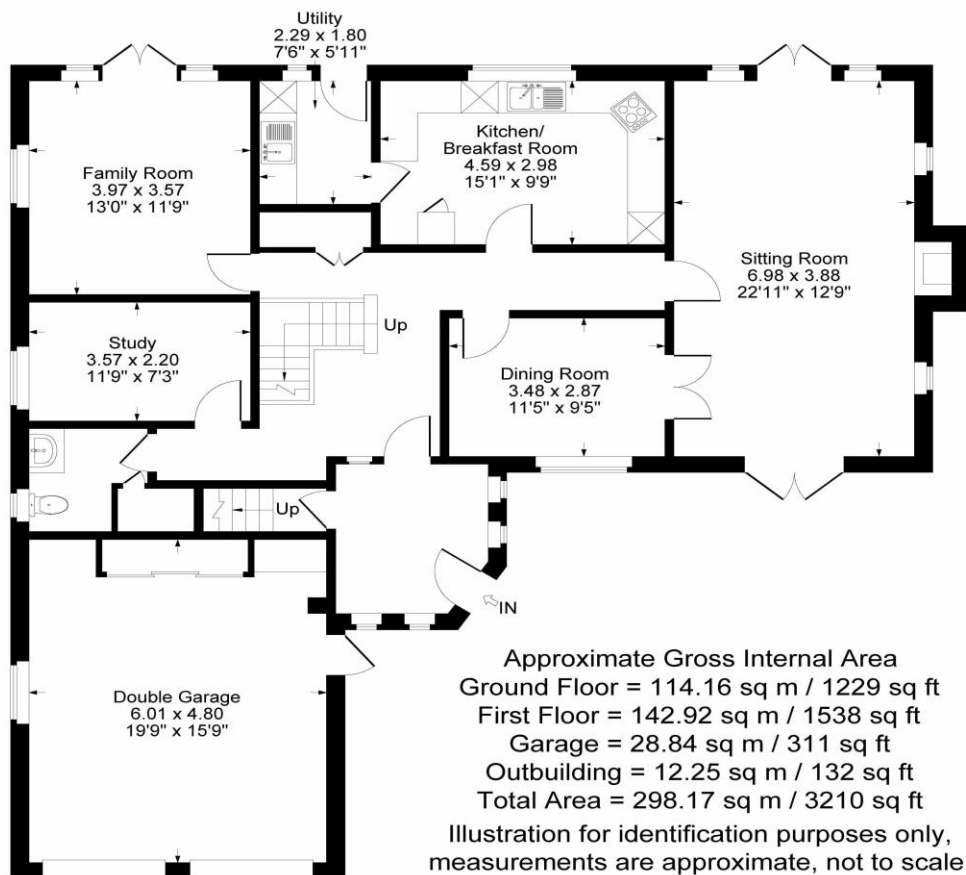
Cherwell District Council

Council Tax Band: G
(Subject to change after completion)

VIEWINGS

Strictly by prior appointment only with the agents,
Mark David Estate Agents, Deddington
01869 338898



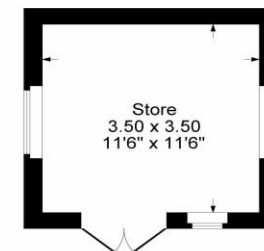


Approximate Gross Internal Area
 Ground Floor = 114.16 sq m / 1229 sq ft
 First Floor = 142.92 sq m / 1538 sq ft
 Garage = 28.84 sq m / 311 sq ft
 Outbuilding = 12.25 sq m / 132 sq ft
 Total Area = 298.17 sq m / 3210 sq ft
 Illustration for identification purposes only,
 measurements are approximate, not to scale.

Ground Floor



First Floor



Outbuilding

Mark David

ESTATE AGENTS



Branches also at: Banbury, Chipping Norton & London

Market House, Market Place, Deddington,
 Oxfordshire OX15 0SB
 Tel: 01869 338898
 Email: deddington@mark-david.co.uk

www.mark-david.co.uk
www.mayfairoffice.co.uk

Important Notice

Mark David Estate Agents for themselves and their clients give notice that:-

1. They are not authorised to make or give representation or warranty in relation to this property, either on their own behalf or on behalf of the Seller. They assume no responsibility for any statement made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. 3. All areas, measurements or distances are approximate. The particulars are intended for guidance only and are not necessarily comprehensive. A wide angle lens may have been used in photography. Mark David Estate Agents have not tested appliances or services and it should not be assumed that the property has all necessary planning, building regulation and other consents. Buyers must satisfy themselves with the property by inspection or otherwise. 4. Reference to any mechanical or electrical equipment does not constitute a representation that such equipment is capable of fulfilling its function and prospective Buyers must make their own enquiries. 5. They have no responsibility for any expenses or costs incurred by prospective Buyers in inspecting properties which have been sold, let or withdrawn. Applicants are advised to contact the Agent to check availability and any other information of particular importance to them, prior to inspecting the property, particularly if traveling some distance.

M1206

