



Pond Cottage, Dene Hollow,
Chilton, Oxfordshire, OX11 0SN.

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Nestled down a quiet village lane occupying a very semi-rural location with idyllic views over open paddocks and countryside to the rear is this stylish and completely unique detached character property with 3 bedrooms 2 bathrooms including annex accommodation and a large well stocked garden. This stunning part thatched period property sits on the edge of Chilton village and offers a very interesting annex in the form of a Shepherds Hut with double bedroom and shower room. Located in an Area of Outstanding Natural beauty this 'picture postcard' village home has parking for four cars and an impressive home office in addition to the annex accommodation.

The internal layout comprises large entrance hall with bespoke staircase using beams from a flour mill in the local market town of Wantage, cloakroom, dining room, 16ft triple aspect lounge with wood-burning stove, and stylish kitchen-breakfast room with vaulted ceiling & electric fire. On the first floor a generous landing gives access to a luxury refitted bathroom and two bedrooms; the principal bedroom of particular significance and exceptionally high standard with balcony which offers far reaching views over paddocks and open countryside. To the rear of the property there is a large completely private south east facing garden which is well-stocked and incorporates a home office and Shepherds Hut with third bedroom annex accommodation. Finally, to the front; there is driveway parking for four cars. Other benefits of note include new boiler fitted in 2018 and replacement windows in 2017.





Chilton is a charming South Oxfordshire village offering a highly rated primary school, village inn, and superb access to the A34, which offers excellent links to the M4 and M40. The nearby town of Didcot offers more comprehensive shopping and leisure facilities, together with an excellent rail connection to London Paddington, in approx. 40 minutes

- Beautiful part thatched `picture postcard` period home.
- Three bedrooms; one in a charming Shepherds Hut annex.
- Driveway parking for four cars.
- Glorious views to the rear over paddocks and rolling countryside.
- Excellent triple aspect principal bedroom with small balcony which enjoys the paddock views at the rear.
- Large and particularly private garden.
- Detached home office in the garden with insulation & heating
- Quiet village lane location with immediate access to byways and footpaths.
- Local Authority: Vale of White Horse District Council
- Council Tax Band: E
- Tenure: Freehold
- WHAT3WORDS - <https://w3w.co/mourner.kennels.countries>

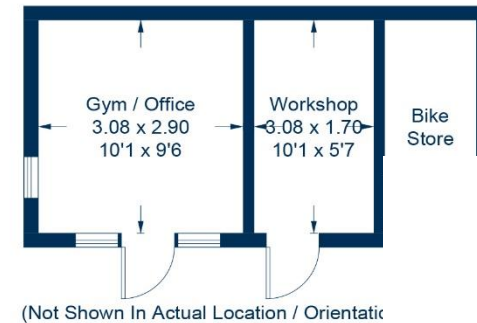
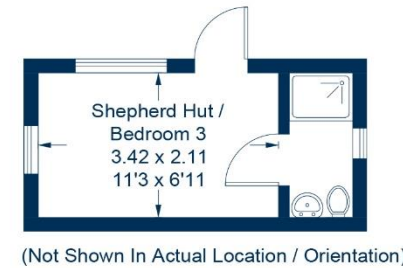
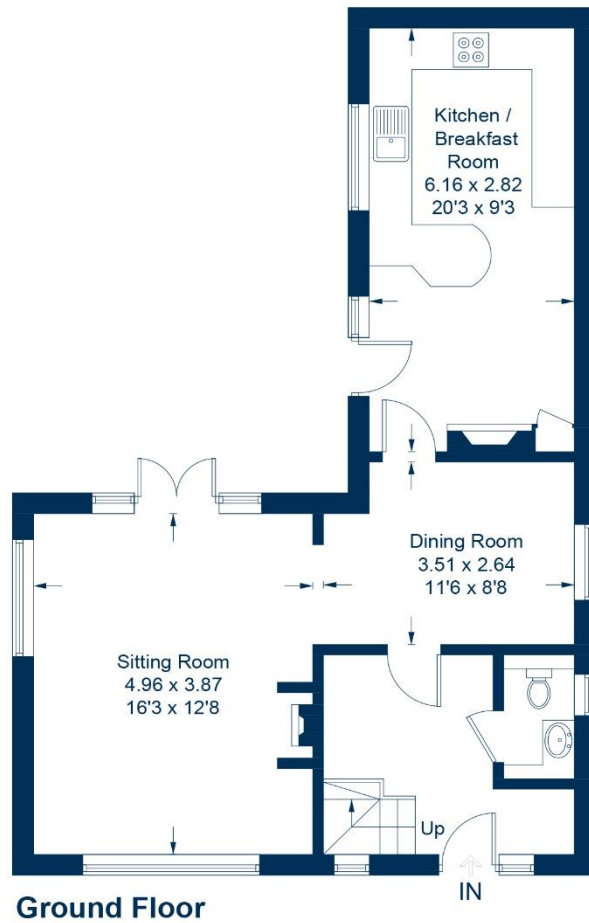
Approximate Gross Internal Area
 Ground Floor = 58.7 sq m / 632 sq ft
 First Floor = 40.2 sq m / 433 sq ft
 Outbuildings = 24.1 sq m / 259 sq ft
 Total = 123 sq m / 1,324 sq ft
 (Excluding Open Bike Store)



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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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