

# RADNOR MARTIN

L O N D O N & T H E C O T S W O L D S

THE TERRACE HOUSE

41 HIGH STREET | MILTON-UNDER-WYCHWOOD









# THE TERRACE HOUSE

41 HIGH STREET | MILTON-UNDER-  
WYCHWOOD | OX7 6LD

*'an impressive Grade II Listed Villa with origins dating back  
to the late 18th century'*

Kingham 4 miles | Charlbury (railway to London Paddington) 7 miles  
Witney 11 miles | Banbury 20 miles | Cheltenham 25 miles | Oxford 22 miles  
*all distances are approximate*

Grade II Listed | reception hall with open fireplace | formal drawing room  
shaker style farmhouse kitchen dining room with French doors to garden  
family room/snug | downstairs WC  
principal bedroom with a separate dressing room & en-suite shower room  
four double bedrooms | large family bathroom  
detached coach house with double bedroom, reception room & bathroom  
beautiful landscaped gardens | ample off-street parking | two internal garages

## *the finer details*

**services** Mains water, drainage and electricity. Gas central heating.

**tenure & possession** Freehold and offers vacant possession

**fixtures & fittings** May be acquired by separate negotiation

**rights of way** There are no footpaths or rights of way over the property

**local authority** West Oxfordshire District Council

**council tax** Band G

**viewing arrangements** By appointment with Radnor Martin

**energy performance certificate** Energy Performance rating – D

**what three words** ///screen.noon.result

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## *description*

The Terrace House is a most impressive Grade II Listed Villa with origins dating back to the late 18th century. This is arguably one of the finest properties in Milton-under-Wychwood. The house is set back from the road behind impressive local stone walls with two fine pairs of ball-capped gate piers. It is approached via a sweeping 'in and out' gravel driveway with large front lawn and mature shrubs and hedges to the side.

The property has been sympathetically remodelled and beautifully decorated since our vendors occupation in 1987. It now provides two floors of elegant and highly versatile accommodation.

There are numerous period features such as elegant 12 pane sash windows, flagstone floors, fireplaces, exposed timbers, window shutters and traditional wooden doors and architraves, with the family kitchen and numerous bathrooms finished to a high standard.

The highly flexible accommodation offers a good variety of reception rooms and guest bedrooms, plus the conversion of the original detached Coach House, which provides ancillary and independent accommodation to the main house.

This is ideal not only for family living, but also for those with dependant relatives and working from home requirements.

Entering the property via stone steps through a rather impressive 'Tuscan' porch the front door opens onto the wonderfully elegant flagstone hallway/reception hall with open fireplace, this leads to a formal drawing room on the left, a formal dining room to the rear with French doors providing access to the beautiful garden and a further family room/snug. The bespoke shaker style farmhouse kitchen complete with AGA runs along the back of the house with side door to parking area and access to the cellar currently used as a boiler room/utility room. The ground floor also provides a WC.

Leading from the main entrance hall, the staircase rises to the central first floor landing. The principal bedroom enjoys the views over the front gardens with a separate dressing room with a good selection of wardrobe cupboards and a separate en-suite shower room. From the landing there are four further double bedrooms and a large family bathroom.

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### *outside*

To the side of the house there is a dedicated parking area for guests and access to the recently converted coach house which provides two internal garages (one with a separate WC). The front door opens onto a hallway with stairs leading up to a fabulous reception room with kitchen area and good storage, newly fitted shower room and a double bedroom with built in storage/wardrobes.

### *area*

Milton under Wychwood is a popular village situated amongst un-spoilt Oxfordshire countryside in the Cotswolds. It dates to the medieval period and is in an Area of Outstanding Natural Beauty. It has a fantastic selection of shops and facilities including a Co-op, Groves Yard development, pizzeria, cafe, post office, petrol station and there is also doctors' and dental surgeries as well as a fine parish church. The Hare at Milton Pub is just down the road, and the village now has access to Gigaclear. There is a recreational area with a children's playground and several schools which offer classes and facilities for babies and toddlers. Nearby Shipton-under-Wychwood offers further sports facilities including a cricket club, tennis club and football club. Additional shopping facilities are available in the nearby market towns of Burford, Stow on the Wold, and Chipping Norton whilst Oxford is the main shopping and cultural centre for the area. Communications are excellent with regular mainline services from Kingham and Charlbury stations to London Paddington approximately 90 minutes.

### *directions*

From Burford, take the A361 towards Chipping Norton. In the village of Shipton under Wychwood take the left turn signposted Milton under Wychwood. Continue through the village past the recreation ground on the right. Follow the road round to the left after the recreation ground and The Terrace House will be found on the left-hand side after about 100 meters.

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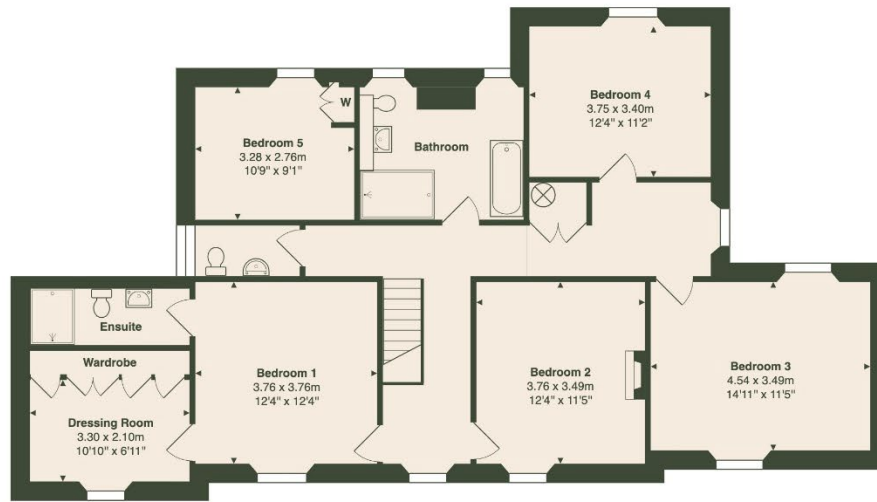








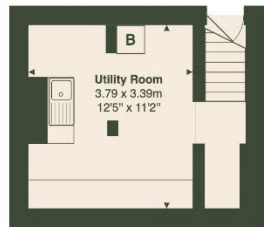




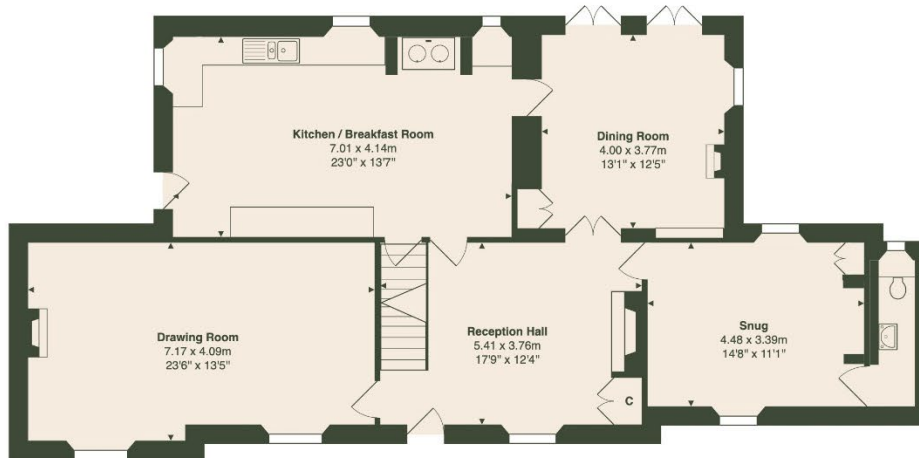
First Floor



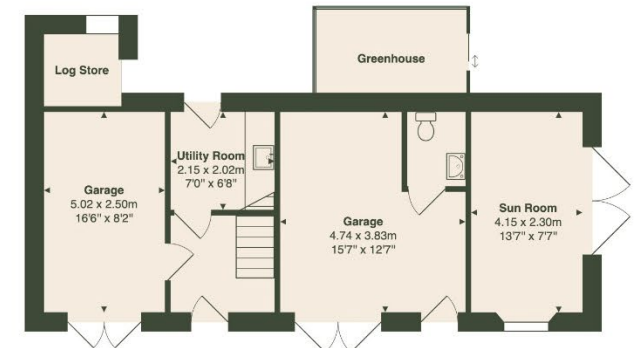
First Floor Outbuilding



Basement



Ground Floor



Ground Floor Outbuilding

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate. No responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purpose only and should be used as such.  
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### IMPORTANT NOTICE

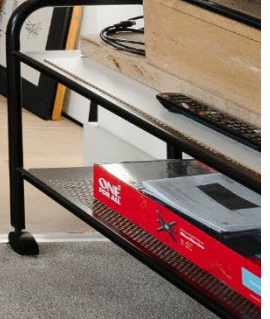
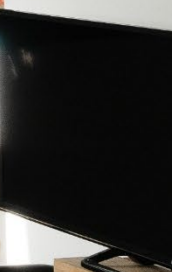
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