



## Listed barn with planning for family home

**'Drayton Barn', High Street, Drayton, Abingdon, Oxfordshire, OX14 4JL**

Freehold with vacant possession on completion





Vaulted reception room • study • kitchen • utility • 4 bedrooms • 3 bath/shower rooms • parking • gardens

**Local information**

The village of Drayton is situated south of Oxford, about 3 miles from the market town of Abingdon. Local amenities include a Parish Church, well respected primary school, shops, a post office, an ironmonger, a garage, golf course and two public houses. Within the village are a variety of clubs and societies as well as a children's play area and the 7 acre Millennium Green.

Further amenities are available in both Abingdon and Oxford, providing an extensive range of shopping and leisure facilities. The village is well located for access to the A34, connecting the M40 and M4 motorways. Didcot station, some 5 miles away, provides a fast rail link to London Paddington (approximately 45 minutes). There are many schools, both state and private, in the vicinity including Abingdon School, St. Helen & St. Catherine's, Radley, Cothill and the European School.

**About this property**

A Grade II curtilage listed barn with planning permission to convert into a detached, four bedroom family home. The planning allows for approximately 2400 sq ft of accommodation, arranged over two floors, to create an exciting and modern property. The accommodation will include an impressive vaulted living space, situated in the heart of the house, a kitchen, study, utility room, four bedrooms (two en suite) and a family bathroom.

The barn sits in the centre of its plot with a private driveway leading to a parking area. The gardens will surround the barn on three sides. Planning details at Vale of the White Horse District Council - P18/V0794/FUL. The property has the benefit of an associated Listed Building Consent (P/18/0795/LB). The property is subject to Community Infrastructure Levy charge and this has been paid by the vendors.

Mains services will be laid to the edge of the site.

Photographs taken October 2019.

Agents note - Land Registry title refers to the property as 'Land lying to the south of High Street'.

**Tenure**

Freehold with vacant possession on completion

**Local Authority**

Vale of the White Horse

EPC rating = Exempt

**Viewing**

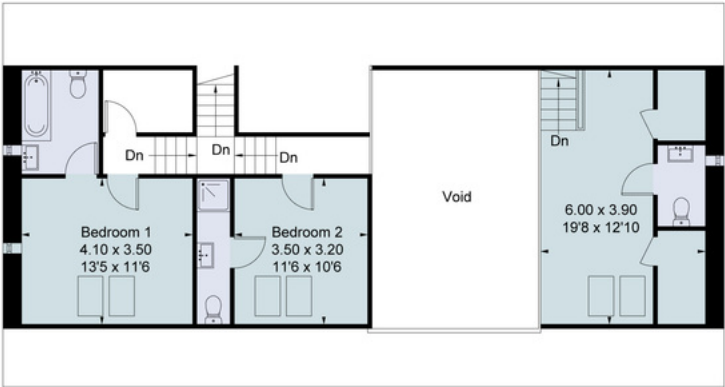
Strictly by appointment with Savills



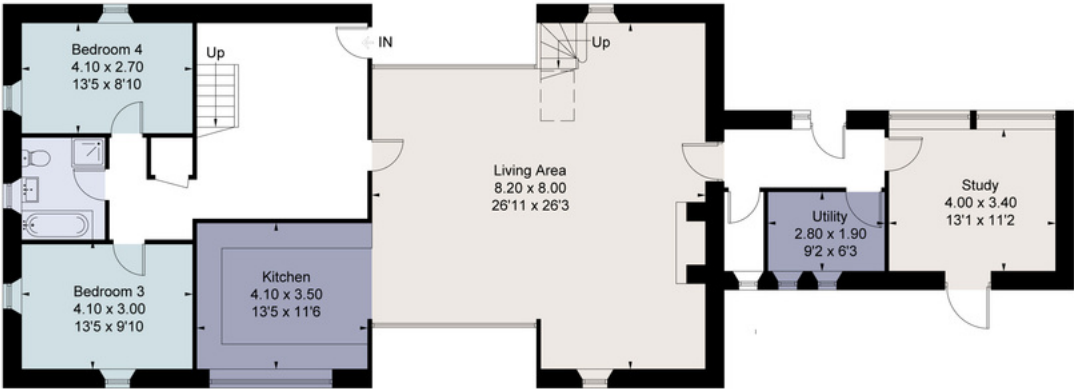


Proposed Floor Plans

Approximate Area = 223.6 sq m / 2407 sq ft (Excluding Void)



First Floor



Ground Floor

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