



Enviably village setting

Holton Place, Holton, Oxfordshire, OX33 1PR

Freehold



Entrance hall • three reception rooms • kitchen/dining room • five bedrooms • two bathrooms • shower room & cloakroom • utility • gardens • parking

Local information

Holton is an attractive village with a church and village hall, and is within a mile radius of the thriving village of Wheatley, with amenities including primary and secondary schools, sports centre, several pubs, shops and a supermarket. There is access to Oxford and London via the A40/M40. Thornhill Park and Ride is within a two mile radius, and equally accessible is Haddenham and Thame Parkway with regular trains to London Marylebone.

Directions

From Oxford take the London-bound A40 and then the Holton/Wheatley exit. Bear left and continue through the village. The entrance to Holton Place is through the white gate on the left hand side, just before the church.

About this property

Holton Place is a fascinating Grade II listed property, originally part of a bigger country house, the 18th century dower house to Holton Hall, and was subsequently divided into three residences. Tucked away in the village, with views over the gardens to the front, it could suit as a comfortable family home or, alternatively, as a weekend retreat from the hurly burly of everyday life. The elegance of the drawing room is enhanced by the high ceiling and a striking leaded bay window. The welcoming, kitchen/dining room also has a

high ceiling and it is ideal for entertaining and family gatherings. There is also a separate sitting room and a snug for those wanting some peace and quiet. The practical layout of the bedrooms and bathrooms on the first floor, with two separate staircases, will appeal to families of all ages, and there is an additional downstairs bathroom, cloakroom and utility room.

The parkland style grounds are an appealing feature. The gardens of Holton Place lie either side of the sweeping driveway leading to the front of the house, and they are laid to lawn and interspersed with an interesting variety of trees and shrubs.

A courtyard garden to the rear has been landscaped, with paved terraces and raised beds.

Services

Mains water, electricity, drainage. Oil fired heating, propane gas hob.

Local Authority

South Oxfordshire District Council

Tenure

Freehold

Viewing

Strictly by appointment with Savills.

Brochure prepared and photos taken June 2021





Holton Place, Holton, Oxfordshire, OX33 1PR
Approximate Area 284.4 sq m / 3061 sq ft



savills

savills.co.uk

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