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£385,000 Manor Farm Cottage, West Challow, Wantage, OX12 9TJ, UK

Freehold



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£385,000 West Challow, Wantage

Council Tax Band C

Occupying a generous plot in a desirable edge-of-village location, this attractive three-bedroom semi-detached home offers well-balanced accommodation together with excellent potential to extend or improve, subject to the necessary permissions.

A particular feature of the property is the spacious rear garden, extending to approximately 90 ft, which provides excellent outdoor space for families, keen gardeners, or those considering a future extension. The property also benefits from a front garden and a gravelled driveway providing ample off-road parking.

Internally, the accommodation comprises a kitchen/diner, living room, utility room, three bedrooms, and a family bathroom. While comfortable as it stands, the property offers exciting scope for modernisation or enlargement, allowing an incoming purchaser to create a home suited to their own taste.

Situated in the sought-after village of West Challow, near Wantage, the property enjoys an excellent location combining the charm of village life with convenient access to a wide range of everyday amenities. This small but appealing village is set amidst attractive Oxfordshire countryside in the Vale of the White Horse, at the foot of the Berkshire Downs, approximately 2 miles (3.2 km) west of the market town of Wantage. The surrounding countryside makes West Challow particularly well suited to ramblers, cyclists and dog walkers, while the village itself offers a welcoming community atmosphere.

Nearby Wantage provides an excellent selection of shops, schools, leisure facilities, cafés and services. The location is also particularly appealing for families, with the well-regarded Ridgeway C.E. Primary School in nearby Childrey conveniently reached via a



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paved footpath. For commuters, West Challow is well placed with access to the A417, providing routes towards Wantage, Faringdon and Oxford, as well as onward access to Swindon via the A420. The property is also conveniently positioned off the B4507 Wantage to Lambourn road, and rail services from Didcot Parkway offer a practical option for those travelling further afield.

Offered to the market with no onward chain, this is an excellent opportunity to acquire a property with both immediate appeal and long-term potential.

what3words. [w3w.co/machine.basics.theme](https://www.what3words.com/machine.basics.theme)

Ofcom. For broadband speeds and mobile coverage, visit <https://www.ofcom.org.uk/>. If Rightmove has deleted this link, please click on the attached PDF brochure and follow the link provided there.

Utilities. All main services are connected with the exception of gas. Heating Type. Oil-fired central heating to radiators.

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Manor Farm Cottage, Coppice Lane, West Challow, Wantage, OX12 9TJ

Approximate Area = 930 sq ft / 86.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2026. Produced for Green & Co. REF: 1416896



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		68 D
39-54	E	51 E	
21-38	F		
1-20	G		

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CONSUMER PROTECTION REGULATIONS AND UNFAIR TRADING REGULATIONS 2008

Green & Co has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the Seller. We have not had sight of the title documents. Buyers should seek professional advice. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. Unless stated otherwise fitted carpets, curtains, window dressings, fixtures and fittings may not be included. However, they may be available by separate negotiation.

DATA PROTECTION ACT 2018

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