

An aerial photograph of Inkerman House, a large, three-story stone building with a dark grey slate roof and four dormer windows. The house is surrounded by lush greenery, including a large blue spruce tree on the left and a gravel driveway in the foreground. In the background, there are rolling green fields and a line of trees under a blue sky with scattered clouds.

Inkerman House, Souldern, Oxfordshire

An exceptional and substantial family home with separate annexe and extensive garaging set in 2.4 acres.

Distances

Bicester 7 miles (London Marylebone 46 minutes), Banbury 8 miles (Birmingham New Street 48 minutes), Brackley 8 miles, M40 J10 3 miles, M1 J15A 25 miles, London 66 miles, Soho Farmhouse 10 miles, Oxford 20 miles (Distances and times approximate).

The Property

Inkerman House is a splendid and extensively improved modern country house, set in approximately 2.4 acres of beautiful countryside. This property includes a detached annex with three bedrooms above four garages and two car ports, making it perfect for a private family life and entertaining.

The renovations and extensions of the house have been comprehensive and thoughtfully executed. High-quality fittings, bespoke carpentry, and a spacious kitchen are just a few of the highlights. The appealing facade leads into a grand reception hall, central to the main living spaces. The layout ensures that the principal reception room along with the more convivial kitchen/breakfast room flow seamlessly with the garden. The kitchen is a fabulous space with ample storage, a large central island, and a seating area with a lantern roof, leading to a covered entertaining and BBQ area. The sitting room and utility room provide additional functionality and comfort.

The upstairs layout is equally impressive. The west wing is dedicated to a luxurious suite with an ensuite dressing room and bathroom with separate shower. The other bedrooms offer generous storage, great views and ensuite facilities. The top floor is designed with children in mind, featuring spacious bedrooms, a shower room, and a lounge area. The annex adds further value, with four garage spaces, a gym/media room, a vast kitchen/living room, and three bedrooms, two of which are ensuite. The grounds are beautifully landscaped, with a variety of plants, seating areas, and planning permission for a tennis court.





Situation

Located on the edge of the charming village of Souldern on the North Oxfordshire border, the house sits amongst rolling countryside whilst well-connected to amenities. Souldern is known for its seclusion, and historical roots, with features like The Fox Inn pub/restaurant, a Norman church, a chapel, a village hall, and sports field. There is excellent access to numerous independent schools in Oxford, local prep schools include Carrdus (Overthorpe), Winchester House (Brackley), St John's Priory (Banbury), Beachborough (Westbury) and Cothill House (Abingdon). Nearby public schools include Tudor Hall, Stowe, St Edwards Oxford and Bloxham. There are mainline train stations to London and Birmingham from Banbury and Bicester. Private members club Soho Farmhouse is less than 11 miles away and Daylesford Organic Farm Shop and Bicester Village are also within easy reach.





Directions (OX27 7HS)

For directions please contact sole selling agent Knight Frank.

Property information

Services: Mains electricity and water. Oil central heating.

Tenure: Freehold

Local Authority: Cherwell District Council - 01295 227001

EPC: D

Council Tax Band: E

Viewings

By appointment through sole selling agent Knight Frank.





Annexe



Annexe



Annexe

Approximate Gross Internal Area
Main House
Ground Floor = 257 sq m / 2,766 sq ft
First Floor = 154 sq m / 1,659 sq ft
Second Floor = 75 sq m / 807 sq ft
Total = 486 sq m / 5,232 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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