



HARRISON
Sales &
Lettings
HARDEN

Old Farmhouse, Temple Guiting

Guide Price £450,000



Tucked away in a quiet cul-de-sac in the sought-after Cotswold village of Temple Guiting, this Grade II Listed, three-bedroom end of terrace cottage with no onward chain is perfect for anyone looking to slow down and enjoy countryside life. The property offers well proportioned and versatile accommodation arranged over three floors, with a good balance of living and bedroom space.

Entering the property, you are welcomed into a central hallway with access to the principal living accommodation. To the left off the hallway is the contemporary Shaker style kitchen, fitted with a range of wall and base units and offering a sociable space for dining. Off to the right from the hallway, you enter the spacious living room, which provides plenty of natural light, a log burner and stairs rising to the first floor. On the first floor, the landing gives access to a generous double bedroom, together with the modern main bathroom, which is fitted with a bath and overhead shower, wash basin and WC. Stairs continue to the second floor, where there are two further bedrooms. The larger bedroom provides a comfortable double bedroom, whilst the additional bedroom offers a useful single bedroom, ideal as a child's room, home office or dressing room.

The property benefits from a substantial southerly facing rear garden with mature trees, shrubs and herbaceous borders along both sides of the lawn, with stepping stones leading down to a to a lower garden featuring a raised bed for vegetable gardening and bordered by a Cotswold stone wall overlooking woodland. The property also benefits from 2 allocated parking spaces.

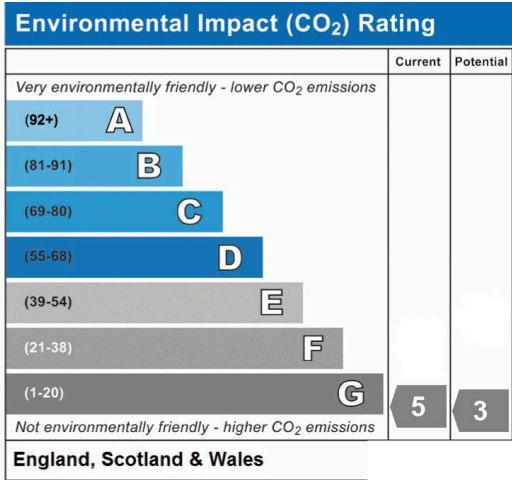
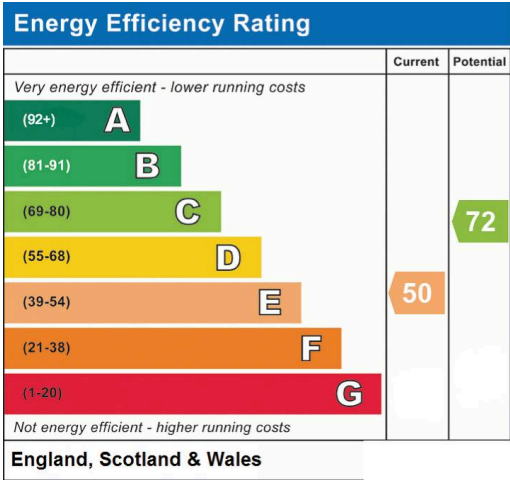
- Council Tax Band: B

- Tenure: Freehold

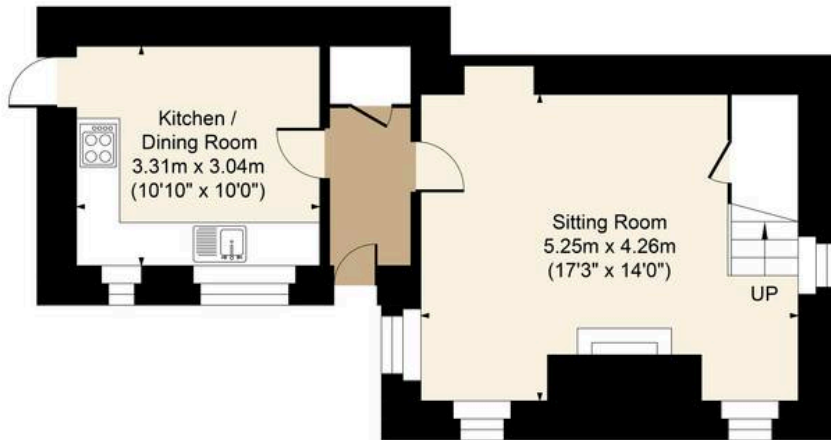
Temple Guiting, a picturesque Cotswold village to the West of Stow-on-the-Wold. Temple Guiting is situated in the Cotswold Area of Outstanding Natural Beauty.



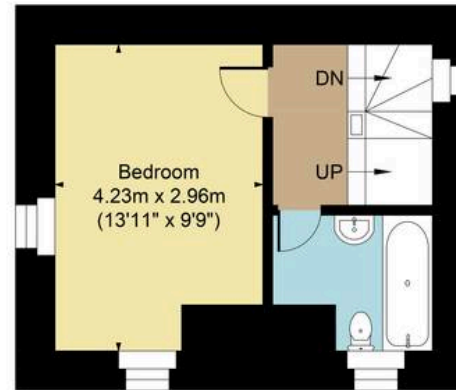




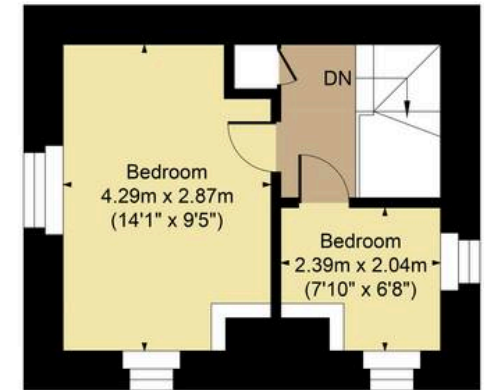
Total Approx. Gross Internal Area:- 83.49 sq.m. 899 sq.ft.



Ground Floor



First Floor



Second Floor

FOR ILLUSTRATIVE PURPOSES ONLY-NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
□□□□ Denotes restricted head height
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