



Apartment 10 Newlands, Stow-on-the-Wold



First-floor retirement apartment with assisted living and dual aspects.

Stow-on-the-Wold, one of the most celebrated towns in the North Cotswolds, is a historic former wool town known for its charm and vibrancy. It boasts an excellent selection of shops, pubs, and restaurants, making it a delightful destination for both residents and visitors. Essential amenities are readily available, including a large supermarket, with the renowned Daylesford Organic Farm Shop nearby. For more extensive shopping and services, Cheltenham, Oxford, and Banbury are within easy reach. The area is renowned for its outstanding schools, which include Stow Primary, Kitebrook, Tudor Hall, Cheltenham College, Cheltenham Ladies' College, The Cotswold School, and Chipping Campden School. Prestigious Oxford institutions such as The Dragon, Summerfield's, and St Edward's are also accessible. Sports enthusiasts will find plenty to enjoy, with horse racing at Cheltenham, golf at Naunton Downs and Broadway, rugby Gloucester and various leisure centres and private members clubs including Soho Farmhouse, The Bamford Club and Estelle Manor all within reach. A comprehensive network of footpaths and bridleways offers opportunities to explore the stunning countryside surrounding the town.

Key distances

Moreton-in-Marsh (4 miles) and Kingham (5 miles), both providing train services to London Paddington in about 76 minutes, Burford (7 miles), Cheltenham (20 miles), Cirencester (22 miles), and Oxford (25 miles). (Distances and travel times are approximate.)



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The property

Newlands of Stow offers a diverse retirement lifestyle for over 55s, whether residing in the Independent Living Cottages, Assisted Living Apartments or Nursing Home. Set on the edge of the picturesque market town of Stow-on-the-Wold, amongst 10 acres of tranquil landscaped gardens, Newlands offers a bespoke lifestyle opportunity. Newlands Court is a gated collection of Cotswold stone-built cottages situated in an elevated position. It offers views over the formal gardens and countryside beyond. 10 Newlands House is a wonderful first-floor light and spacious apartment presented in immaculate order.

Gardens and grounds

The property benefits from a mature and private garden and terrace with more formal communal gardens on hand.

Services

All services are connected to the property

Terms

Tenure: Leasehold 125 years from 2009

Service Charge

Service charge

The benefit of living at Newlands is the level of support, care and services provided to make life comfortable and enjoyable for all. The core services provided by the service charge include maintenance of the grounds and estate, including external maintenance of the building, communal facilities, including a communal lounge, restaurant, library and hairdressers, care and support, and management and administration. Service charges, ground rent, and transfer fees apply. Please ask for further information.

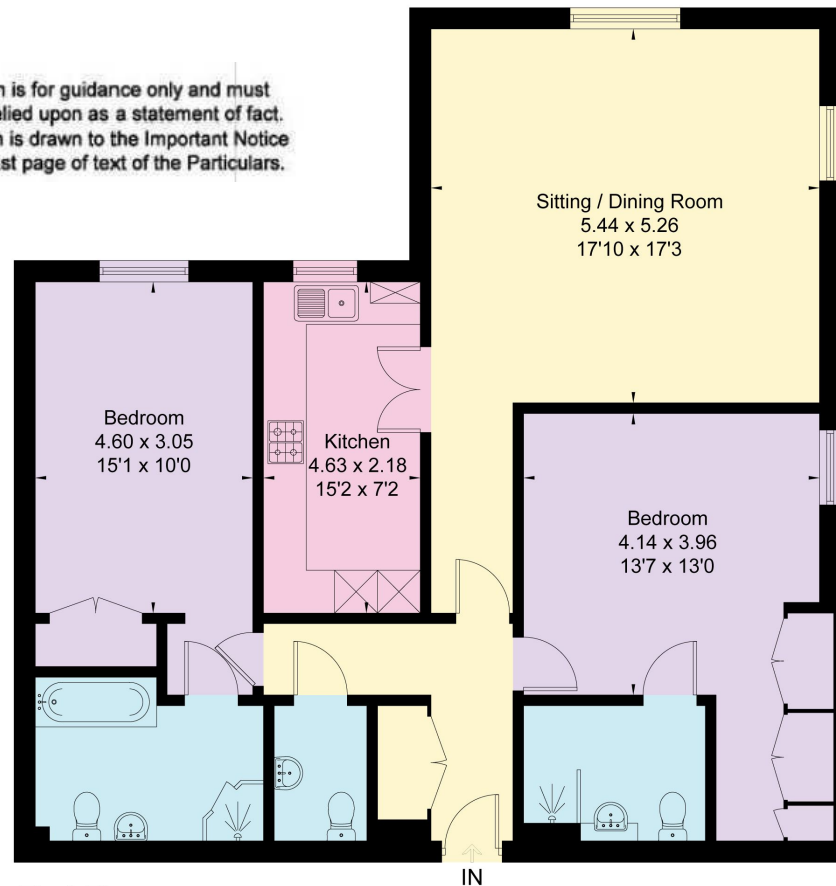
Local Authority: Cotswold District Council 01285 623000, Tax band E

Guide price £715,000

Approximate Area = 106.4 sq m / 1,145 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 text of the Particulars.



First Floor

Knight Frank
Stow-on-the-Wold,
Brett House
Park Street
GL54 1AG
[knightfrank.co.uk](https://www.knightfrank.co.uk)

I would be delighted to tell you more
Leigh Glazebrook
01451 600613
leigh.glazebrook@knightfrank.com



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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