

Rose Cottage



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WHITES

Rose Cottage, Tanners Lane, Shrewton, SP3 4JT

Unusually spacious detached cottage, full of character features together with woodburning stove, exposed timbers, ledged and braced doors and lovely mature gardens. A further benefit is the parking for two vehicles.

- Period Cottage
- Excellent order
- Large Kitchen/Dining room
- Four Bedrooms
- Bathroom and Shower room
- Parking
- Mature Gardens
- Large Sitting Room
- Not Listed

Guide Price £500,000





About The Property

Enter the cottage via the covered porch through the wooden door with glazed panel into the hall. This has timbers and a tiled floor. Off the hall is a cloakroom with tiled floor, low level wc and wash hand basin. There is also a very useful room, currently used as a boot room but which could also be a study, utility room or a family room. Again, this has ceiling timbers and a tiled floor. A couple of steps lead into the exceptionally large sitting room which has three windows offering plenty of light, stairs to first floor with cupboard below, inglenook fireplace with woodburning stove, oak flooring, shelving and amazing ceiling timbers. From here, a door leads into the kitchen/dining/living room which is a terrific size with double doors to rear garden and single, stable door to side garden, tiled floor, 3 deep storage cupboards with pine doors, range of stone work surfaces with cupboards and drawers below, shelving, built in dishwasher, fridge, freezer, washing machine, oven and 5 ring gas hob, extractor hood, ceiling downlighters, stairs to first floor with glass side panels.

On the first floor there are 4 bedrooms, 2 with exposed timbers, a bathroom with panel bath, wc and hand basin, tiled floors and walls and a shower room with a large, glass fronted cubicle with thermostatic shower, tiled walls and floor, wc and hand basin, extractor fan.

Outside there are two parking spaces to front with a gate leading to the side garden. This is laid to paving and gravel for easy maintenance and is enclosed by brick topped walling. An archway then leads to the mature rear garden which is laid to lawn with large expanse of gravel and hard paving, well stocked flower beds, shrubs and trees. There are many climbing plants, wooden garden shed, water tap, outside lighting. Enclosed by walling and timber fencing.



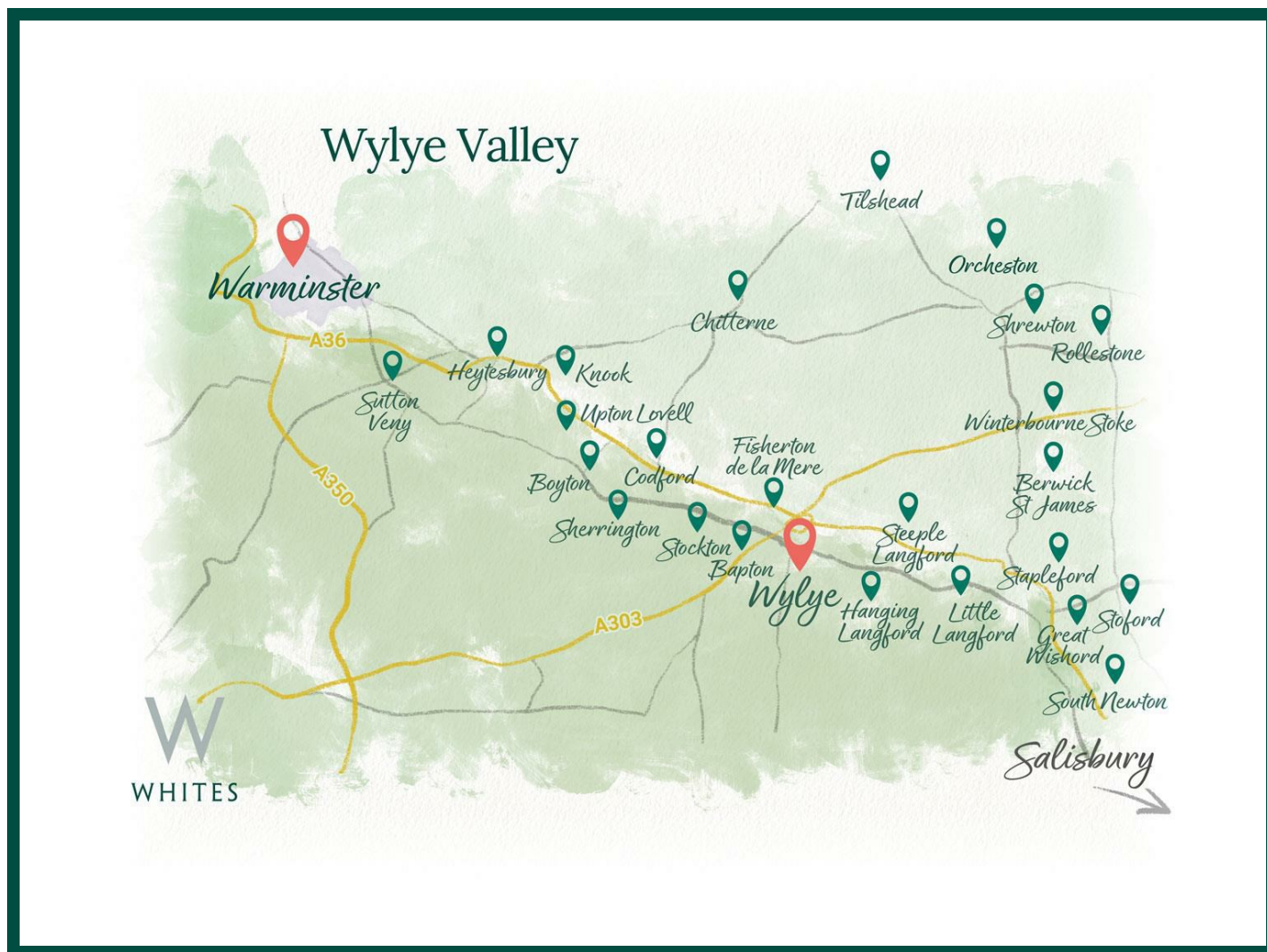


Location

Shrewton is a lively village set on the River Till in the Wylde Valley, with a strong sense of community and a good range of local amenities. The village has shops, a Post Office, GP surgery, primary school, nursery, and a village hall, as well as the independent Appleford School, which specialises in dyslexia support.

Community life is active, with regular events, a local newsletter, and initiatives like the Community Pantry, country markets and pop-up youth café. Sports are well supported, with football and cricket clubs, and The Plume of Feathers pub remains a popular local meeting spot.

Shrewton also has a fascinating history – most notably as the birthplace of Cecil Chubb, the last private owner of Stonehenge. A distinctive 18th-century village lock-up, known as The Blind House, still stands as a local landmark.



Southampton Central: 30 mins
Bath Spa: 1 hr
London Waterloo: 1 hr 28 mins



Salisbury: 22 mins
Bath: 1 hr
London: 2 hrs



Local school: 3 mins
Local public house: 5 mins
Local amenities: 7 mins

Key Information

Local Authority:

Wiltshire Council

Council Tax:

Band: E £2,844.39 (2025/2026)

Tenure:

Freehold

Floor Area:



1508.40 sq ft

Services:

Mains water, drainage and electricity connected. Calor gas connection.

Heating:

Oil-fired central heating.

Directions:

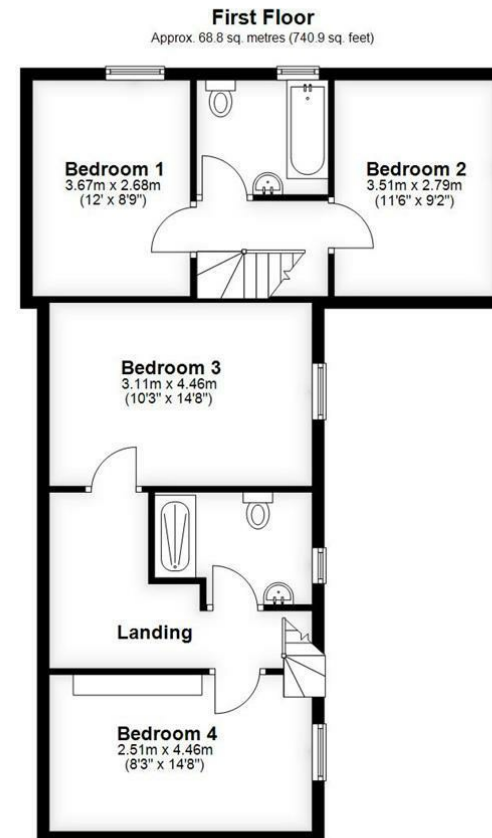
From Salisbury take the A360 Devizes Road and proceed over the A303 roundabout. At the next roundabout turn left and proceed into Shrewton. Go over the mini roundabout and turn first right into Tanners Lane where the cottage will be seen on the right hand side.

EPC:

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	60	62
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

What3Words:

///explores.removals.sized



Total area: approx. 140.1 sq. metres (1508.4 sq. feet)