

3 Bedroom Character Property for Sale - Offers in Region of £575,000

Kinwarton, Alcester, B49 6HB



KEY FEATURES

- Semi-Detached Character Property • Detached Annexe • Far-Reaching Countryside Views • 3 Bedrooms • 2 Reception Rooms • Large Mature South Facing Gardens • Generous Parking • Short Walk to Alcester Academy • Wooden Storage Building

Description

A Characterful 3-Bedroom Cottage with Detached Annexe, Countryside Views and Generous Gardens - Kinwarton, near Alcester

Set in the peaceful hamlet of Kinwarton, this delightful 3-bedroom cottage dates back to the early 19th century and combines historic charm with spectacular countryside views and surprisingly easy access to nearby amenities. Tucked away just a mile from Alcester's vibrant high street and within easy walking distance of the well-regarded Alcester Academy, the location offers the best of both worlds - a tranquil setting with the convenience of shops, schools, and services close at hand.

The property offers a wonderful layout with generously proportioned rooms and a warm, welcoming feel throughout. The lovely lounge features high ceilings, a wood-burning stove, French doors opening directly onto the garden, and breathtaking views across open countryside. The spacious kitchen is ideal for everyday living and entertaining alike, with a central island, breakfast bar, room for a dining table, a door to the garden, and yet more beautiful views. A separate study provides a useful additional space for home working or hobbies.

On the first floor there are two double bedrooms, one of which benefits from an en-suite WC, along with the family bathroom. The second floor offers a further double bedroom with characterful ceiling lines and lovely aspects over the surrounding area.

Outside, the mature gardens are a true highlight - private, well-established, and with stunning views that change with the seasons. At the foot of the garden, a detached annexe provides flexible additional space: with rooms on both floors and a shower room, it could suit a wide variety of uses such as a guest suite, home office, or creative studio. Attached to this are large wooden storage buildings with stable doors, adding to the versatility of this superb property.

Parking is plentiful, with space for three cars at the front and a further three at the rear. With an abundance of countryside walks on the doorstep, this is an idyllic setting for those who enjoy outdoor living.

Kinwarton itself is a peaceful and picturesque spot on the edge of the highly sought-after market town of Alcester. Steeped in history and surrounded by beautiful Warwickshire countryside, Alcester offers a wealth of amenities, pubs, independent shops, and community life - all within a short stroll of this unique home.

This is a rare opportunity to enjoy period living with space, privacy and versatility in an exceptionally well-connected rural setting.

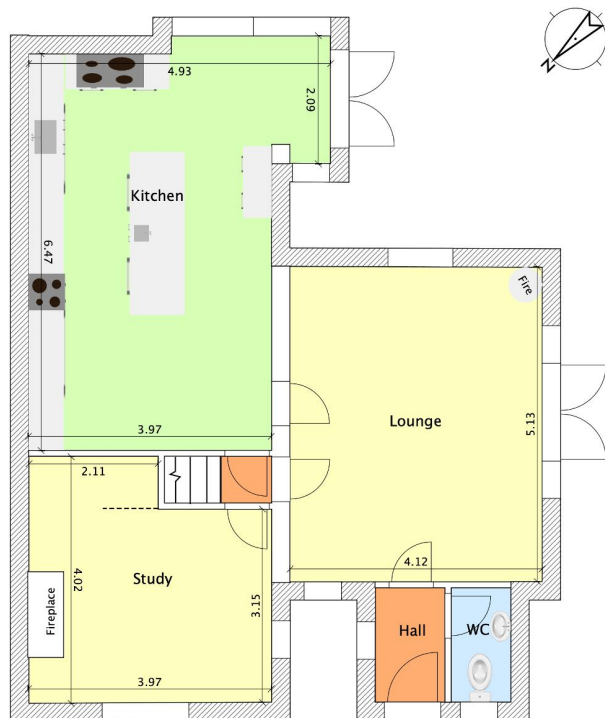
Additional Information

We are informed by the vendor that the property is freehold and benefits from mains water and mains electricity. Heating is by oil-fired central heating and sewerage is to a cesspit. Council Tax Band D with Stratford on Avon District Council. All information should be checked by your solicitor prior to exchange of contracts.



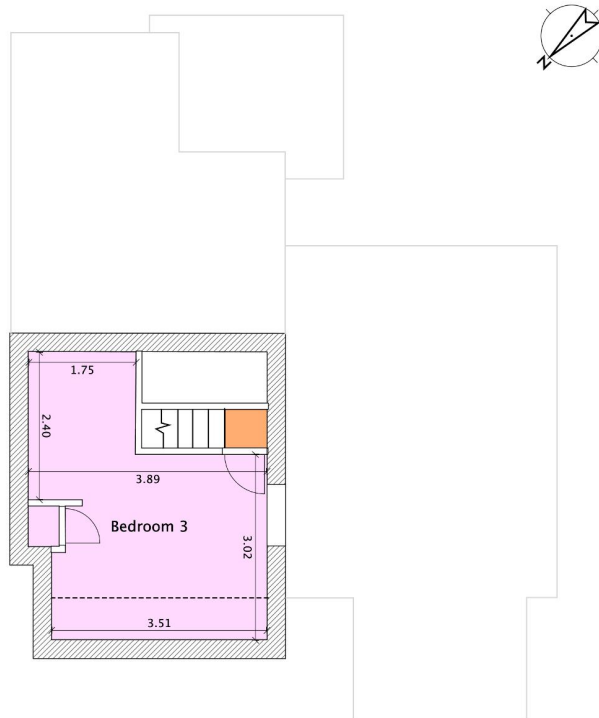






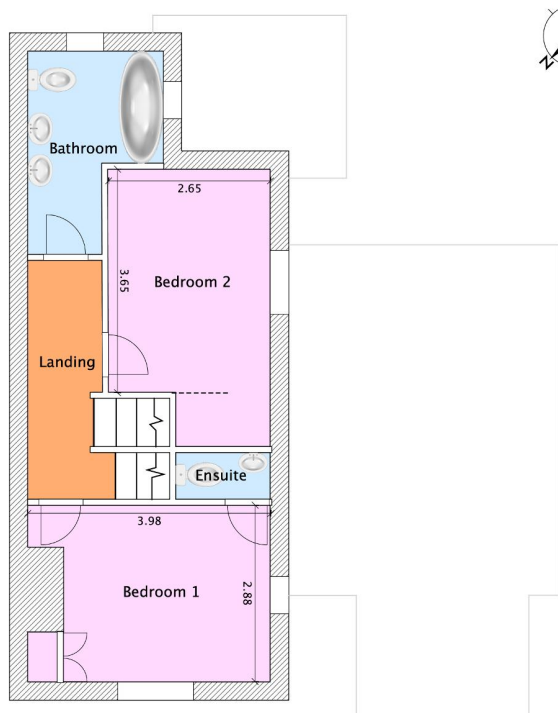
Indicative floor plans for illustration purposes only
Approximate Gross Internal Floor Area 1,343 ft² / 125 m² (Main House)

GROUND FLOOR



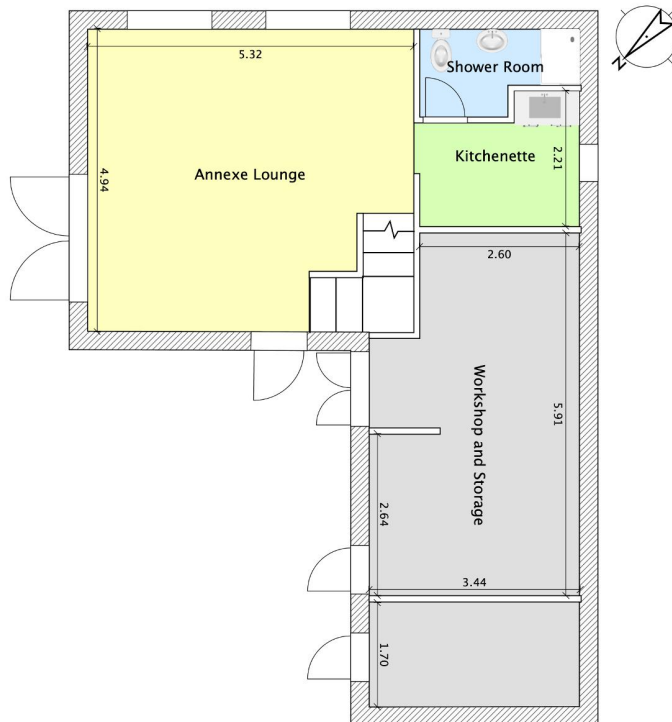
Indicative floor plans for illustration purposes only

SECOND FLOOR



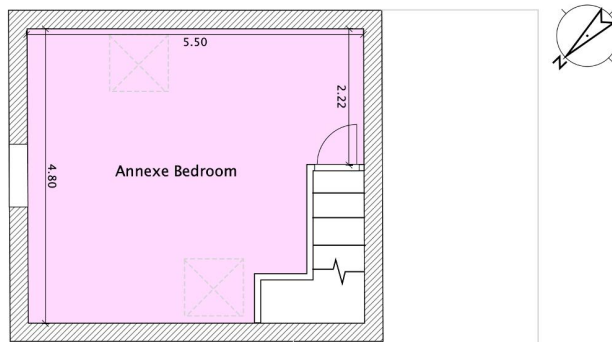
Indicative floor plans for illustration purposes only

FIRST FLOOR



Indicative floor plans for illustration purposes only
Approximate Gross Internal Floor Area 902 ft² / 84 m² (Annexe)

ANNEXE GROUND FLOOR



Indicative floor plans for illustration purposes only

ANNEXE FIRST FLOOR