

GUIDE PRICE
£500,000
The George
Winchcombe GL54 5LJ

THE PROPERTY

Set within the historic George Inn development in the heart of Winchcombe and with two allocated parking spaces, a beautifully renovated three bedroom cottage with an incredible array of character features, impressive living space and a rear door direct to the communal terrace and gardens.

Highlights include an underfloor heated 23ft (7m) sitting room with a woodburner and wall panelling, an underfloor heated refitted kitchen and dining room with island unit and integrated appliances, a cloakroom, a refitted upstairs bathroom and three generous bedrooms.

The 16th Century Inn was converted in the early 1990s and several new properties built to form a unique collection of residences around immaculately tended communal gardens and private allocated parking.

Holiday letting not permitted.

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SITUATION

Winchcombe is an ancient Saxon town situated on the famous Cotswold Way about 7 miles north-east of Cheltenham (2hrs to London Paddington by train), 8 miles from Broadway and 16 miles from Gloucester. Many of the houses are listed as being of architectural interest and part of the town lies within the Cotswolds Area of Outstanding Natural Beauty. The thriving local community offers an excellent range of amenities including independent shops, supermarkets, several pubs and restaurants, dental and doctors surgeries, a library, an 'Outstanding' primary school, a secondary school and numerous clubs and societies.

ADDITIONAL INFORMATION

Mains gas, electricity, water and drainage are connected. Gas central heating via combi boiler.

Broadband connection and Mobile coverage: Fibre to the property broadband is available to be connected. Mobile signal available - see: checker.ofcom.org.uk

The George Management Company Ltd is run by the residents and administers the upkeep of the communal gardens, parking areas and pathways and for this a £340 per year service charge is payable.

Holiday letting is not permitted.









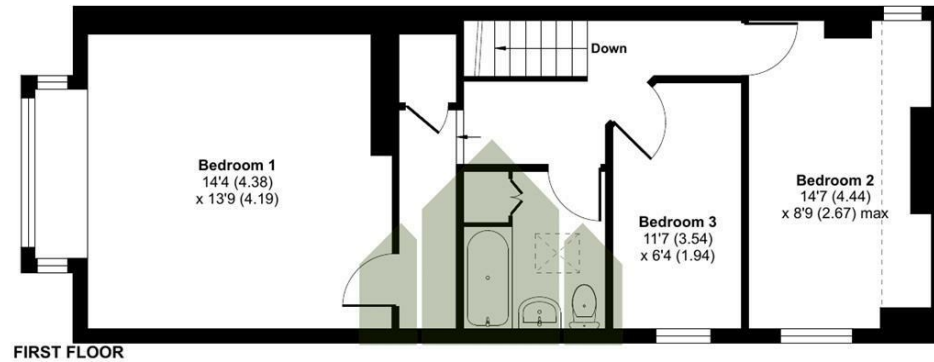
The George, High Street, Winchcombe, Cheltenham, GL5

Approximate Area = 1099 sq ft / 102.1 sq m

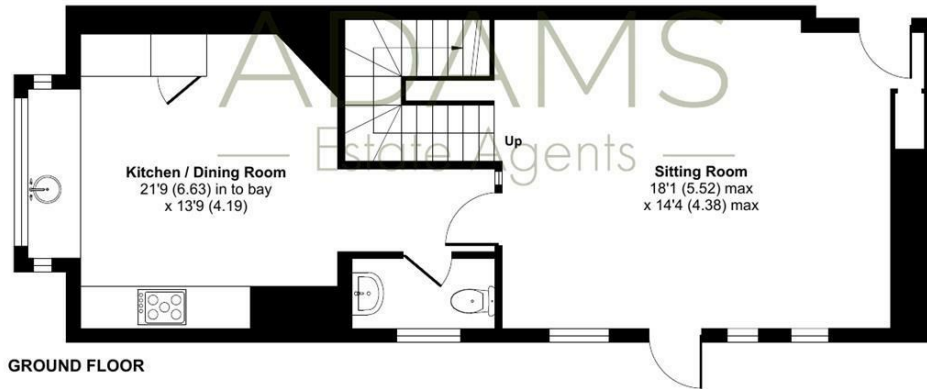
Limited Use Area(s) = 26 sq ft / 2.4 sq m

Total = 1125 sq ft / 104.5 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nñhecom 2025. Produced for Adams Estate Agents Limited. REF: 1248814

TENURE

Freehold

LOCAL AUTHORITY

Tewkesbury Borough Council

COUNCIL TAX BAND

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VIEWINGS

By prior appointment only

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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