



Lords Lane, Studley, B80 7QW

Offers over £300,000


KING

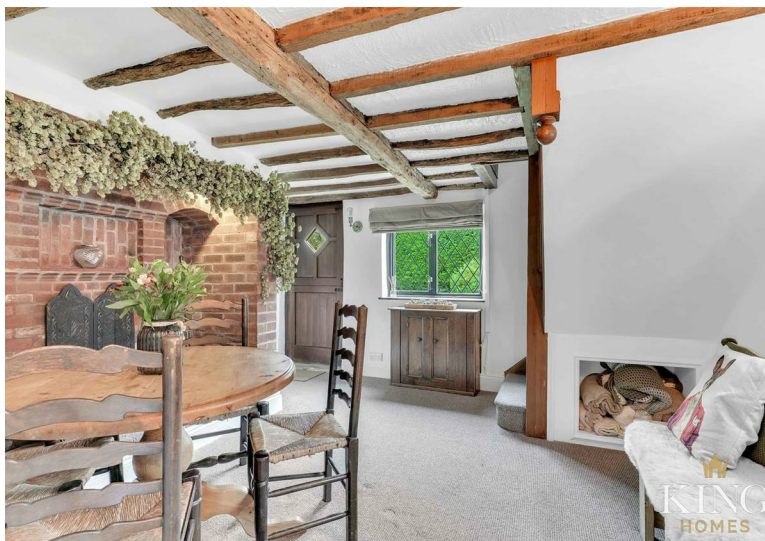
KING
HOMES

**** THE ONLY THATCHED COTTAGE IN STUDLEY VILLAGE* *LOTS OF UPGRADES RECENTLY COMPLETED***

This charming 2-bedroom DETACHED THATCHED COTTAGE is nestled in a quiet cul-de-sac in the highly sought-after Studley Village, Warwickshire. With its unique and picturesque appeal, this one-of-a-kind property exudes character and warmth. Inside, you'll find delightful exposed beams throughout and a fantastic open fireplace in the cozy lounge, perfect for relaxing evenings. The cottage also features a LARGE DETACHED GARAGE, adding to its practicality. Don't miss the chance to own this enchanting home.

As well as benefiting from a double garage, the property also has ample driveway parking for multiple cars. Briefly comprising: Dining Room; Kitchen; Living Room; Bathroom; Bedroom 1; Dressing Room / Bedroom 2; Double Garage.

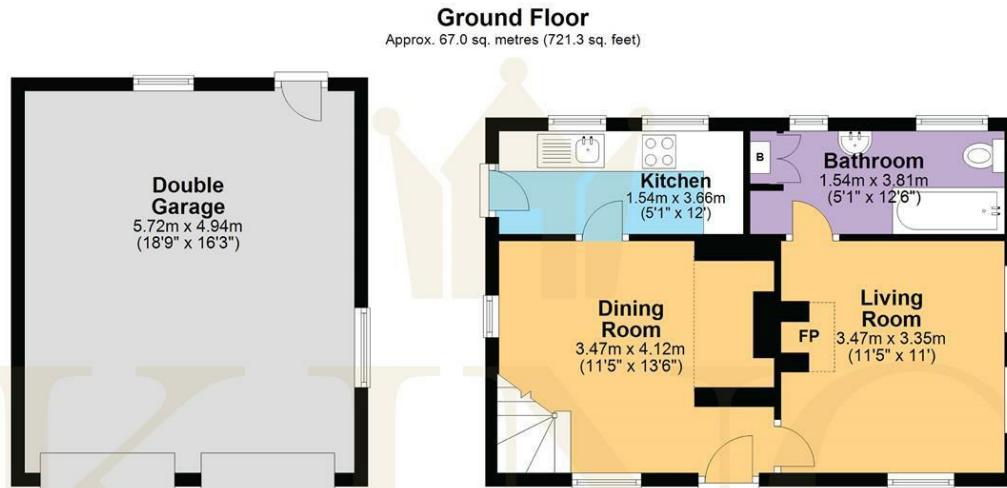
The property offers excellent access to the village amenities including shops, restaurants, supermarkets and schooling, and is on the doorstep of the open countryside. The nearby Towns of Alcester, Stratford-upon-Avon and Redditch are all within a short driving distance.



Dining Room	11'4" x 13'6" (3.47 x 4.12)
Kitchen	5'0" x 12'0" (1.54 x 3.66)
Living Room	11'4" x 10'11" (3.47 x 3.35)
Bathroom	5'0" x 12'5" (1.54 x 3.81)
Bedroom 1	11'5" x 11'5" (3.50 x 3.49)
Large Dressing Room	11'5" x 13'0" (3.50 x 3.98)
Double Garage	18'9" x 16'2" (5.72 x 4.94)

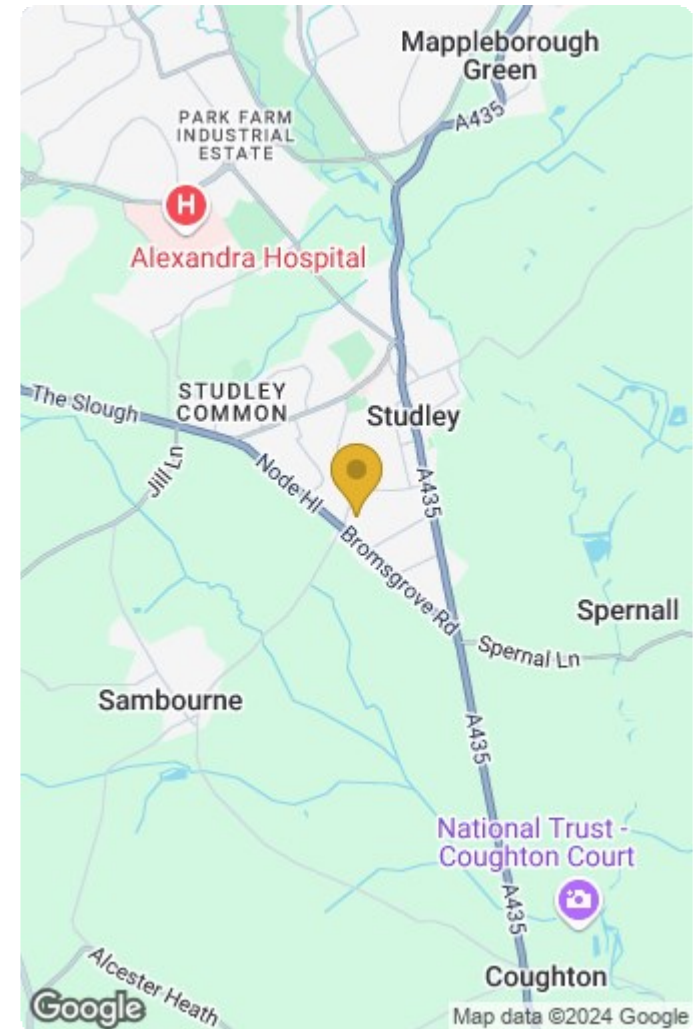






Total area: approx. 93.5 sq. metres (1006.3 sq. feet)

DISCLAIMER - Floor plans shown are for general guidance only. Whilst every attempt has been made to ensure that the floorplan measurements are as accurate as possible, they are for illustrative purposes only.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC	61	69

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC	67	69