

Andrew Grant
PRESTIGE & COUNTRY



The Long Barn

Clifton-upon-Teme WR6 6DT



The Long Barn

Clifton-upon-Teme, Worcester, WR6 6DT

4 Bedrooms 4 Bathrooms 2 Receptions

“An immaculate barn conversion situated near the idyllic Worcestershire village of Clifton-upon-Teme...”

Scott Richardson Brown CEO

- Enjoy this recently renovated barn conversion finished to a premium specification. Making it a perfect canvas to add your own touches.
- Situated near the charming country village of Clifton-upon-Teme, the property offers a peaceful lifestyle with convenient access to nearby amenities.
- The property offers four generous bedrooms all with their own private ensuite. Ideal for a family home or hosting guests in comfort.
- A contemporary first floor, open plan kitchen and dining space which offers unparalleled scenic views.
- A large driveway which ensures ample space for parking multiple vehicles.
- The generous patio area and garden lawn provide an ideal space for al-fresco dining, entertaining and family life.



2659 sq ft / 247sq m



The kitchen & dining room

Situated on the first floor, the kitchen and dining space is thoughtfully designed to take full advantage of the scenic countryside views. It features a modern kitchen with sleek dark green cabinetry, premium integrated appliances, a large central island with seating and elegant marble countertops, combining functionality and style. Natural light streams in through skylights and large windows, highlighting the beautiful herringbone wooden flooring.





Positioned on the first floor, the dining area features floor-to-ceiling glass doors leading to a Juliet balcony. Exposed wooden beams add rustic charm, while the open-plan design blends modern comfort with traditional character. This inviting space is perfect for everyday living and entertaining, seamlessly connecting to the serene outdoors.



The entrance hall

The entrance hall is both bright and welcoming, with high ceilings and large windows flooding the space with natural light. Exposed brick walls and wooden accents, including a solid wooden door and stair railings, adds rustic charm. Practical built-in storage beneath the staircase ensures tidiness, while neutral floor tiles create a harmonious and inviting first impression to the home.





The sitting room

The spacious sitting area, located on the ground floor to the left of the entrance hall, is designed for comfort and relaxation. It features an impressive, exposed brick fireplace as a central focal point, adding character and warmth. Two sets of French doors open to the patio, allowing abundant natural light to fill the room and providing seamless indoor-outdoor living.





The first floor landing

The first-floor landing is filled with natural light from large skylights and windows. The space features a stylish, modern design with wooden railings and black iron spindles, complemented by sleek light fixtures. It offers practical access to a conveniently located WC and leads to the open-plan kitchen and dining area. Additionally, doors open to the primary and second bedrooms.





The primary bedroom

The primary double bedroom is a spacious retreat, featuring an ensuite bathroom for added convenience. It boasts exposed wooden beams that add character and charm, along with soft neutral carpeting that enhances the cosy atmosphere. The room is well-lit by two large windows, which offer picturesque views and plenty of natural light. This bedroom combines comfort and style, making it a perfect sanctuary within the home.



The primary ensuite bathroom

The adjoining ensuite is finished with sleek and contemporary tiling and features a luxurious free-standing bath, large walk-in shower, WC and basin. Velux windows allow this space to be bright and calming.





The second bedroom & ensuite

The second bedroom, located on the first floor, is accessed via a corridor from the landing, enhancing its privacy. Two large windows offer ample natural light and countryside views. A rustic wooden door leads to an ensuite with a walk-in shower, WC and washbasin. This private retreat is perfect for guests or family members seeking a quiet and comfortable space within the home.





The third bedroom & ensuite

Bedroom three, located on the groundfloor, is a well-appointed, functional space. A glass door opens directly to the patio, flooding the room with natural light and providing easy outdoor access. Integrated storage solutions ensure ample space for organisation, and an ensuite shower room enhances convenience and privacy for its occupants.





The fourth bedroom & ensuite

Also located on the ground floor is the fourth bedroom, a cosy and practical space with a glass door providing direct access to the outdoor patio area. This bedroom includes a well-equipped ensuite bathroom, complete with a bath and overhead shower, a WC and basin. The room's thoughtful design ensures both comfort and functionality.





The utility room

This ground-floor utility room is a practical and well-designed space, perfect for handling household chores. The utility room includes a stainless-steel sink, ample additional storage space and plumbing for additional appliances, enhancing its functionality.



The patio area & garden store

The expansive outdoor garden space offers a perfect setting for relaxation and outdoor activities. A large, lush lawn provides ample room for gardening, playing or simply enjoying the outdoors. The highlight of the garden is the sizable patio area, ideal for alfresco dining and entertaining guests. Surrounded by serene countryside, this garden enhances the property's appeal and offers a tranquil retreat. Additionally, a neatly integrated garden store provides functional storage space for gardening tools and supplies.





The garden

The outdoor garden space of this property is expansive and well-maintained, providing a perfect setting for relaxation and outdoor activities. A large, lush lawn offers ample space for gardening, playing, or simply enjoying the outdoors.

Please note: There is a driveway easement allowing the neighbouring property to use the private driveway for access.



Location

The near by village of Clifton-upon-Teme, located in the picturesque county of Worcester, offers a tranquil countryside lifestyle while maintaining convenient transport links. The village is well-connected to nearby towns and cities via a network of local roads, making it easy to access larger urban areas such as Worcester and Hereford. Public transport options, including bus services, also provide connectivity to surrounding regions.

The village boasts a range of local amenities to cater to daily needs. Residents can enjoy the charm of local shops, traditional pubs, and community centres. For more extensive shopping and dining options, the nearby city of Worcester provides a variety of high street stores, restaurants, and entertainment venues. The scenic countryside surrounding Clifton-upon-Teme offers ample opportunities for outdoor activities, such as hiking, cycling, and exploring nature trails.

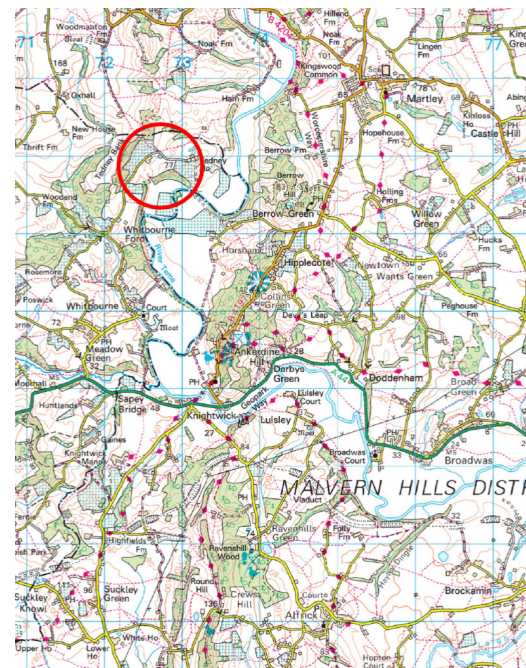
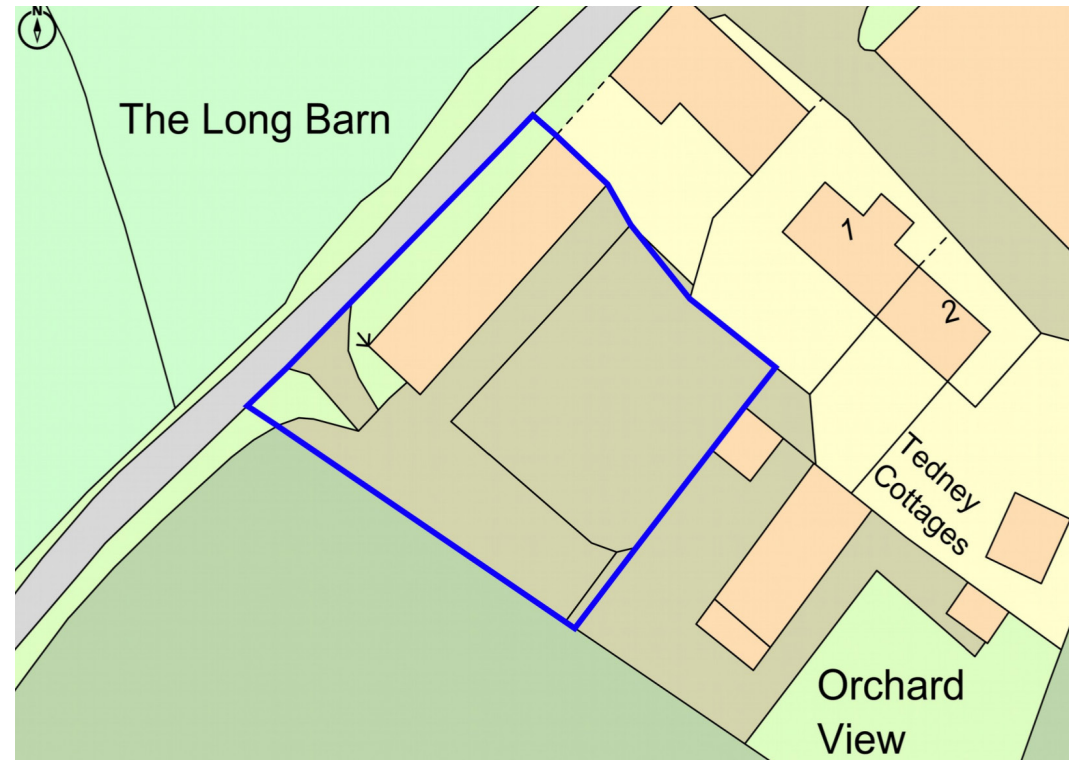
Clifton-upon-Teme is an ideal location for families, with several reputable schools in the area. The village has its own primary school, ensuring that young children have access to quality education within the community. Additionally, there are several well-regarded secondary schools and colleges in nearby towns, providing further educational opportunities. The combination of excellent schools, local amenities, and beautiful surroundings makes Clifton-upon-Teme a desirable place to live.

Services

The property is serviced by mains electricity and water, oil heating and a shared septic tank. Broadband is available at this property.

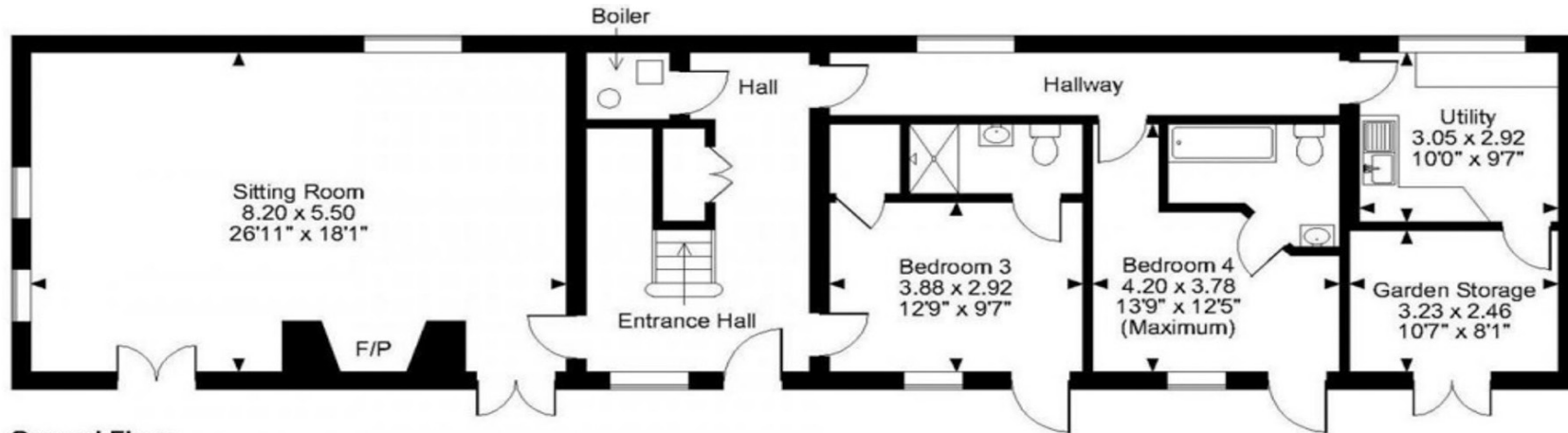
Council Tax

The Council Tax banding for this property is **to be confirmed**.

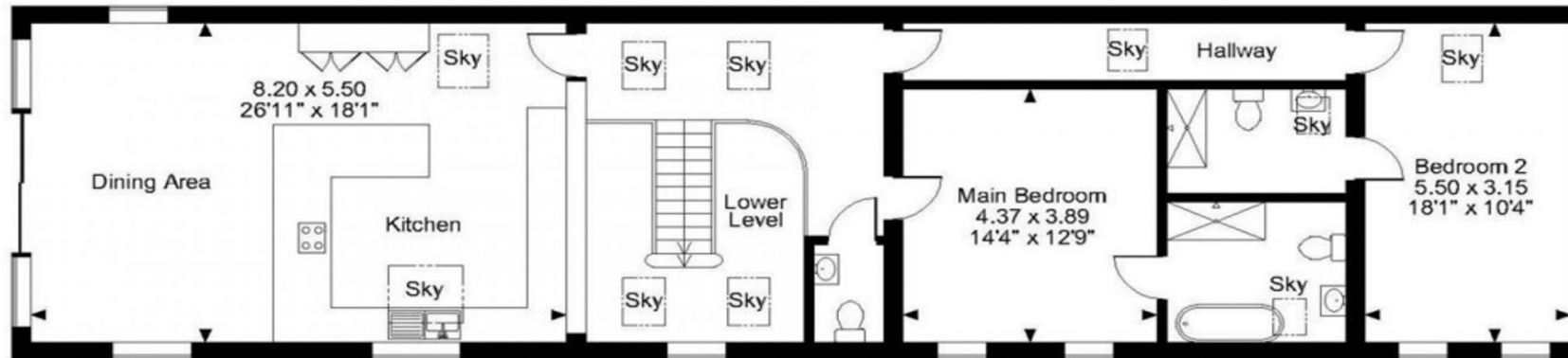


The Long Barn, Clifton-upon-Teme, Worcester, WR6 6DT

Approximate Gross Internal Area = 2659 sq ft / 247 sq m



Ground Floor



First Floor

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)		
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		
	77	89

This plan is for guidance only and must not be relied upon as a statement of fact



DISCLAIMER: These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentation or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreage, estimated square footage, planning/building regulations' status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase. We commonly receive referral fees from specialist service partners – an outline of these can be found here: <https://cutt.ly/referrals> and are reviewed annually in line with our financial year to identify any changes in average fee received.



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