



Middle Street, Great Gransden, SG19 3AD  
£587,500



LATCHAM  
DOWLING  
ESTATE AGENTS

## Charming Grade II Listed Thatched Cottage in the Heart of Great Gransden

Nestled in the picturesque and highly sought-after village of Great Gransden, this beautifully presented Grade II listed thatched cottage is the epitome of timeless English charm. Brimming with character and period features, this delightful home offers a rare opportunity to enjoy village life with modern comfort and versatile living space.

Inside, the cottage features two generous reception rooms, both boasting impressive brick-built inglenook fireplaces—the lounge with an open grate and the dining room with a cast iron log burner. Authentic exposed timbers adorn the walls and ceilings, creating a warm and atmospheric setting throughout.

To the rear sits a 16' kitchen with tranquil views over the lovingly tended rear garden, offering an ideal space for everyday living and entertaining.

A real highlight of the property is the self-contained annexe, seamlessly connected to the main house via an inner lobby. Featuring its own private entrance, a newly refitted shower room, and a compact kitchen area, the annexe is perfect for multi-generational living, guest accommodation, or a home office/studio.

Upstairs, you'll find two well-proportioned bedrooms, both enhanced by more exposed beams, and a spacious main bathroom.

Outside, the home is framed by the quintessential English garden—the front and rear gardens are beautifully landscaped with lawned areas and mature planting. The rear garden is particularly enchanting, complete with an abundance of apple trees, perfect for peaceful afternoons or entertaining guests.

Additional benefits include a garage with power and lighting, and a shingle driveway offering off-road parking for 2-3 cars. Conveniently located for access to Cambridge, this property offers the perfect blend of rural charm and accessibility.

Great Gransden is a picturesque and highly sought-after village situated in South Cambridgeshire and within Comberton School catchment.

### Entrance





**Entrance lobby**

**Dining Room**

14'2 x 13'7 (4.32m x 4.14m)

**Kitchen**

16'4 x 6'7 (4.98m x 2.01m)

**Living Room**

14' x 14'3 (4.27m x 4.34m)

**Inner Lobby**

**Annexe/Bedroom**

18'11 x 12'11 (5.77m x 3.94m)

**Annexe Shower room**

**First Floor**

**Landing**

**Bedroom One**

14'2 x 13'7 (4.32m x 4.14m )

**Bedroom Two**

14'7 x 13'1 (4.45m x 3.99m)

**Bathroom**

**Outside**

**Rear Garden**

**Front Garden**

**Garage**

19' x 9'2 (5.79m x 2.79m)

**Driveway**

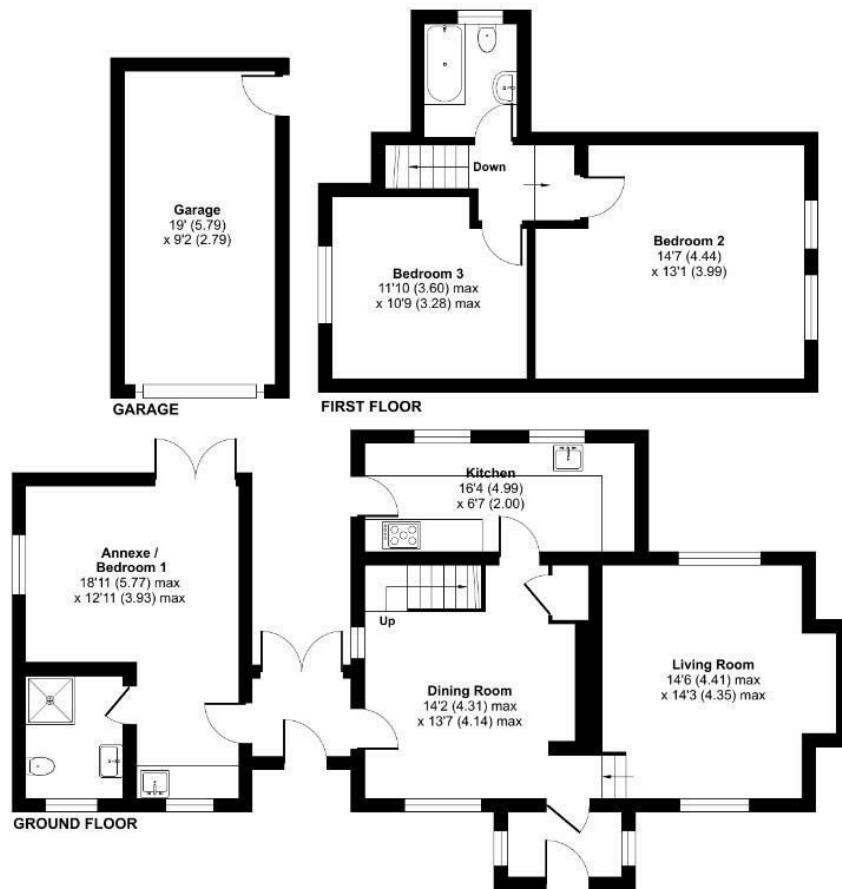
**Agents Notes**



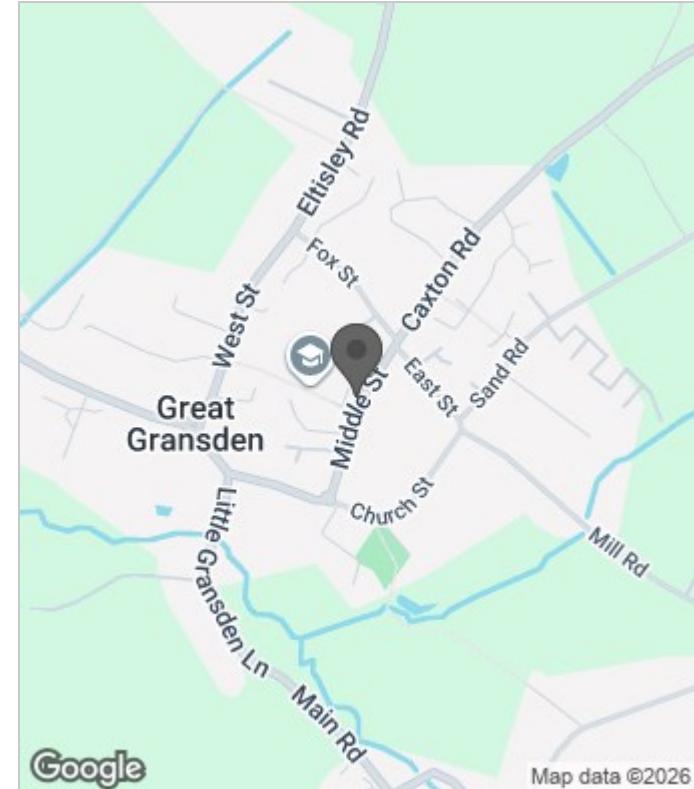
## Middle Street, Great Gransden, Sandy, SG19



Approximate Area = 977 sq ft / 90.7 sq m  
Garage = 174 sq ft / 16.1 sq m  
Annexe GF = 276 sq ft / 25.6 sq m  
Total = 1427 sq ft / 132.4 sq m  
For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition.  
Incorporating International Property Measurement Standards (IPMS2 Residential). © ntclicom 2025.  
Produced for Latcham Dowling Ltd. REF: 1237989.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.